



***ROANOKE CITY COUNCIL  
REGULAR SESSION***

***JUNE 21, 2004  
7:00 P.M.***

***CITY COUNCIL CHAMBER***

***AGENDA***

**Call to Order -- Roll Call.**

The Invocation will be delivered by Council Member William D. Bestpitch.

The Pledge of Allegiance to the Flag of the United States of America will be led by Mayor Smith.

Welcome. Mayor Smith.

**NOTICE:**

The Council meeting will be televised live by RVT Channel 3 to be replayed on Wednesday, June 23, 2004, at 7:00 p.m., and Sunday, June 27, 2004, at 4:00 p.m. Council meetings are now being offered with closed captioning for the hearing impaired.

**PRESENTATIONS AND ACKNOWLEDGEMENTS: NONE.**

## **A. PUBLIC HEARINGS:**

1. Request of Public Facility Consortium, LLC, that a portion of two tracts of land located at 2903 Peters Creek Road, N. W., containing 11.5 acres, more or less, identified as Official Tax Nos. 6410105 and 6410106, be rezoned from RS-3, Residential Single Family District, and C-2, General Commercial District, to C-2, General Commercial District, subject to certain conditions proffered by the petitioner. Maryellen F. Goodlatte, Attorney.
2. Request of Mid-South Management, LLC, a Virginia limited liability company, that proffered conditions presently binding upon a tract of land located at the intersection of Orange Avenue and King Street, N. E., designated as Official Tax No. 7090511, as set forth in Ordinance No. 29147, adopted on June 20, 1988, be amended. Edward A. Natt, Attorney.
3. Proposed expansion of Downtown Roanoke Service District boundaries. Darlene L. Burcham, City Manager.
4. Amendment of the Vision 2001-2020 Comprehensive Plan to include the Franklin Road/Colonial Avenue Area Plan. R. Brian Townsend, Agent, City Planning Commission.
5. Request of the City of Roanoke to permanently vacate, discontinue and close a certain 32.5 square foot portion of a 15-foot alley located between 3<sup>rd</sup> and 4<sup>th</sup> Streets, S. W., adjacent to a parcel of land identified as Official Tax No. 1011306. R. Brian Townsend, Agent, City Planning Commission.
6. Proposed adjustment of the aggregate amount of the Fiscal Year 2004-2005 School Fund Budget, in connection with appropriation of an additional \$4,049,545.00 from the Commonwealth of Virginia. Richard L. Kelley, Assistant Superintendent for Operations, Spokesperson.

7. Proposed adoption of a resolution authorizing the City of Roanoke to contract a debt and to issue or reallocate the proceeds of general obligation public improvement bonds of the City, in the amount of \$22,350,000.00, for various capital improvement projects and capital equipment projects. Darlene L. Burcham, City Manager.
8. Amendments and revisions to Chapter 31, Subdivisions, and Chapter 36.1, Zoning, Code of the City of Roanoke (1979), as amended, to achieve various purposes as the result of creation of the Western Virginia Water Authority. R. Brian Townsend, Agent, City Planning Commission.
9. Authorization of execution of an Operating Agreement among the City of Roanoke, the County of Roanoke, and the Western Virginia Water Authority, which authorizes the conveyance of certain parcels of land, both within and without the City, and the transfer of certain vehicles and other equipment, upon certain terms and conditions. Darlene L. Burcham, City Manager.

## **B. HEARING OF CITIZENS UPON PUBLIC MATTERS:**

CITY COUNCIL SETS THIS TIME AS A PRIORITY FOR CITIZENS TO BE HEARD. MATTERS REQUIRING REFERRAL TO THE CITY MANAGER WILL BE REFERRED IMMEDIATELY FOR RESPONSE, RECOMMENDATION OR REPORT TO COUNCIL.



**CITY OF ROANOKE**  
**PLANNING BUILDING AND DEVELOPMENT**

215 Church Avenue, S.W., Room 166  
Roanoke, Virginia 24011  
Telephone: (540) 853-1730 Fax: (540) 853-1230  
E-mail: [planning@ci.roanoke.va.us](mailto:planning@ci.roanoke.va.us)

Architectural Review Board  
Board of Zoning Appeals  
Planning Commission

June 21, 2004

Honorable Ralph K. Smith, Mayor  
Honorable C. Nelson Harris, Vice Mayor  
Honorable William D. Bestpitch, Council Member  
Honorable M. Rupert Cutler, Council Member  
Honorable Alfred T. Dowe, Jr., Council Member  
Honorable Beverly T. Fitzpatrick, Jr., Council Member  
Honorable Linda F. Wyatt, Council Member

Dear Mayor Smith and Members of City Council:

Subject: Request form Public Facility Consortium, LLC, represented by Maryellen F. Goodlatte, attorney, that two tracts of land located on Peters Creek Road, N.W., bearing Official Tax Nos. 6410105 and 6410106, be rezoned from RS-3, Residential Single Family District and C-2, General Commercial District, to C-2, General Commercial District, such rezoning to be subject to certain conditions proffered by the petitioner.

**Planning Commission Action:**

Planning Commission public hearing was held on Thursday, May 20, 2004. By a vote of 5-1-1 (Messrs. Butler, Chrisman, Manetta, Scholz and Ms. Prince voting for, Mr. Williams voting against, and Mr. Rife abstaining), the Commission recommended approval of the requested conditional rezoning.

**Background:**

A Petition to Rezone was filed on April 1, 2004. A First Amended Petition, filed April 25, 2004, proposed to conditionally rezone the split-zoned parcels from C-2, General Commercial, and RS-3, Residential Single-Family District, to C-2, General Commercial subject to certain conditions. A Second Amended petition was filed on May 5, 2004, and a Third Amended petition was approved by the Planning Commission on May 20, 2004 and filed on May 27, 2004. The petitioner proffers the following:



1. That the property shall only be used for general and professional offices including financial institutions.
2. For purposes of storm water management and quality of storm water runoff, the site will be developed to incorporate a series of bioretention areas within the parking areas, subject to tests of the existing soils and conditions and any changes required by the City during comprehensive site plan review.
3. A 20 foot wide landscaped buffer shall be installed and maintained along the rear property line. Said landscaped buffer shall consist of evergreen trees planted at a rate of one tree per 20 linear feet or a portion thereof and evergreen shrubs planted at a rate of 3 feet on center or less.
4. Deciduous trees shall be planted and maintained within and along the perimeter of the onsite parking lots at a rate equal to or greater than one tree planted per every six parking spaces provided. Deciduous trees shall have a minimum 2 1/2" caliper at planting.
5. The number of parking spaces located on the subject property shall be no greater than one parking space per 200 square feet of gross floor area.
6. No more than 10% of the off street parking spaces provided shall be located between the front of the building and Peters Creek Road.
7. All outdoor lighting along the perimeter of the property shall consist of fixtures designed and shielded to direct illumination away from the adjoining properties. Site lighting levels at adjacent property lines shall not exceed .5 foot candle.
8. Except for a service drive which shall be allowed, no more than one curb cut shall be utilized to serve the subject property. The curb cut shall be located either within 20 feet of the southern property line of Tax Map Number 6410106 at its intersection with Peters Creek Road or the northern end of Tax Map Number 6410105. The specific location of the curb cut serving the subject properties and median break shall be

subject to a traffic impact study and its review and acceptance of its recommendations by the City during comprehensive site plan review.

#### Considerations:

The subject parcels border the City boundary line with Roanoke County along Peters Creek Road. General commercial uses are located directly across from the subject parcels in the county. The surrounding land use and zoning include:

- The abutting tracts to the north and south along Peters Creek Road are zoned C-2, General Commercial. The uses are an auto sales establishment and a retail lot specializing in storage shed sales.
- Abutting a large portion of the northern property line of subject parcel Tax Map Number 6410105, Tax Map Number 6410103 is split zoned C-2, Conditional and C-1, Conditional. The front portion of the parcel is currently vacant and a section of Brammer Village office park is located on the back portion.
- Along the rear property line to the east is a 17.4 acre vacant parcel zoned RS-3, Residential Single Family.
- Two parcels abut Tax Map Number 6410106 along its southern property line. The two parcels front on Cove Road. One property, Tax Map Number 6410111 was conditionally rezoned in 1997 to RM-3, Residential Multifamily High Density, in order to place an assisted living facility on the property. Currently the property is vacant. The second property, Tax Map Number 6410110, is zoned RS-3, Residential Single Family and is the site of the Melrose Christian Church.

The petition is consistent with the following design principles of *Vision 2001-2020*, the City's Comprehensive Plan:

- Discourage excessive surface parking lots (p.72, IN P4).
- Locating off-street parking to the side or rear of buildings (p. 72, IN P4).
- Limiting impervious surfaces to reduce runoff (p. 50 EC A13).

The proposed rezoning is consistent with the Peters Creek North Neighborhood Plan, adopted in December 2002. The plan's future land use map (p. 27) designates these parcels for commercial uses.

The purpose of the proposed rezoning is to permit general and professional offices on the property. There is one primary structure with several accessory structures located on Tax Map Number 6410105. The existing house and its accessory structures will not remain on the subject properties. The primary structure is a house built in 1930 and last used for commercial purposes.

With the proffered conditions, the application of C-2, General Commercial, to the subject properties, is appropriate. The petitioner proffers one use for the subject properties, general and professional offices. Although the proffered use is permitted by right in C-1, Office District, the petitioner requests C-2 to allow for a maximum height of 45 feet, as opposed to a maximum 35 foot height in C-1. Staff believes the proffer allowing only office uses insures compatibility with the surrounding area. Furthermore, the proffered conditions to increase the depth of the required buffer yard along the rear lot line and to limit the intensity of outdoor lighting along adjacent property lines greatly protects the surrounding districts from development impacts.

Staff believes that site development issues have been adequately addressed through the petitioner's proffers. The proffered conditions provide storm water and run-off measures, parking limitations in front of the building and on the entire site, and landscaping to provide for an adequate tree canopy.

Peters Creek Road is a main arterial street with primarily strip commercial retail and office uses. It has four 10-12 foot wide lanes with a 20 foot wide median. Currently there is not a median break located in front of the subject properties. In order to adequately support traffic entering and exiting the property, the City's Transportation Division expressed the need for the petitioner to secure access for vehicles turning from and onto the southbound lanes of Peters Creek Road. Proffer #8 limits the petitioner to one curb cut for public access to the office building. The location of the curb cut and possible relocation of a median break is dependent upon staff's review and acceptance of recommendations in the traffic impact study during the comprehensive site plan review.

The petitioner provided a Traffic Impact Study to the planning staff prior to the Planning Commission hearing. After an initial review of the report by the City's traffic engineer, he concluded that the methodology in the study is sound and the traffic information projected for the proposed development is reasonable. The study found that Peters Creek Road has sufficient capacity to handle the forecasted traffic generated by the proposed development. He did point out that the draft report has not yet identified the location of the proposed access to the property from the

southbound lanes of Peters Creek Road. In order to comply with proffer #8, further work is required during the comprehensive site plan review process to adequately address access to the site.

Staff received two public comments prior to the hearing. One letter was received by staff on May 17, 2004. The letter was sent from the Neighborhoods Presidents Council and was in opposition to the petition. One phone message was received May 20, 2004 from Daniel Hale of the Miller Court Neighborhood Alliance stating they had no objections to the proposed rezoning. No one from the audience spoke at the public hearing.

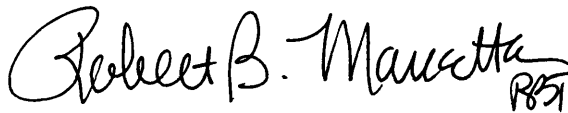
Planning Commission discussion centered on the following:

- Concerns over encouraging development along commercial corridors and near major intersections inconsistent with development patterns prescribed in *Vision 2001-2020*.
- The number of parking spaces shown on the petitioner's concept plan and how the proffered condition (proffer #5) regulating the maximum number of parking spaces relates to the current zoning ordinance.
- The placement of the building on the site as shown on the petitioner's concept plan and its orientation to the street frontage along Peters Creek Road.

Recommendation:

By a vote of 5-1-1, the Commission recommended approval of the request, given the proffered conditions of the amended petition.

Respectfully submitted,

A handwritten signature in black ink that reads "Robert B. Manetta". To the right of the signature, the initials "RBM" are written.

Robert B. Manetta, Chairman  
Roanoke City Planning Commission

cc: Darlene L. Burcham, City Manager  
Rolanda Russell, Assistant City Manager for Community Development  
William M. Hackworth, City Attorney  
Steven J. Talevi, Assistant City Attorney  
Maryellen Goodlatte, Attorney for the Petitioner

Roanoke  
County

PETERS CREEK RD

HILLENDALE DR

OLEVA ST

COVE RD

6410103

C-2

Conditional

6410104

C-2

6410105

6410103

C-1

Conditional

C-1

Conditional

6410106

RS-3

6410107

6410108

6410110

RS-3

6410111

RM-3

Conditional

6410116

RS-3

Peters Creek Road, Tax Map Nos. 6410105 and 6410106



Subject Parcels



Zoning Districts

**IN THE COUNCIL OF THE CITY OF ROANOKE, VIRGINIA**

**IN RE:**

**Rezoning of two tracts of land located at 2903 Peters Creek Road containing 11.5 acres, identified and being official Tax Map Numbers 6410105 and 6410106 from C-2, General Commercial District, and RS-3, Residential Single-Family District, to C-2, General Commercial District, such rezoning to be subject to certain conditions.**

**THIRD AMENDED PETITION**

**TO THE HONORABLE MAYOR AND MEMBERS OF THE COUNCIL OF THE CITY OF ROANOKE, VIRGINIA:**

Petitioner, Public Facility Consortium, LLC, has contracted to purchase official Tax Map Numbers 6410105 and 6410106 from White Birch Holdings, LLC, Branch Management Corp., and ARS Properties, L.C. (Owners). The frontage depth of both parcels along Peters Creek Road (ranging from 209 feet to 217 feet) is zoned C-2, General Commercial District. The balance is zoned RS-3, Residential Single-Family District. A map of the property to be rezoned is attached as Exhibit A.

Pursuant to Section 36.1-690, Code of the City of Roanoke (1979), as amended, Petitioner requests that the said property be rezoned from C-2, General Commercial District, and RS-3, Residential Single-Family District, to C-2, General Commercial District, subject to certain conditions set forth below, for the purpose of permitting general and professional offices on the property. The conceptual development plan dated May 5, 2004, is attached hereto as Exhibit B ("Development Plan").

Your petitioner believes the rezoning of the property will further the intent and purposes of the City's Zoning Ordinance and Vision 2001-2020 Comprehensive Plan. This property is located along and would be oriented toward Peters Creek Road. This project will promote

quality development and good use along the Peters Creek Road corridor, and would permit this parcel to be used for office purposes consistent with its neighbors.

If the said tract is rezoned as requested, your petitioner hereby proffers and agrees as follows:

1. That the property shall only be used for general and professional offices including financial institutions.
2. For purposes of storm water management and quality of storm water runoff, the site will be developed to incorporate a series of bioretention areas within the parking areas, subject to tests of the existing soils and conditions and any changes required by the City during comprehensive site plan review.
3. A 20 foot wide landscaped buffer shall be installed and maintained along the rear property line. Said landscaped buffer shall consist of evergreen trees planted at a rate of one tree per 20 linear feet or a portion thereof and evergreen shrubs planted at a rate of 3 feet on center or less.
4. Deciduous trees shall be planted and maintained within and along the perimeter of the onsite parking lots at a rate equal to or greater than one tree planted per every six parking spaces provided. Deciduous trees shall have a minimum 2 1/2" caliper at planting.
5. The number of parking spaces located on the subject property shall be no greater than one parking space per 200 square feet of gross floor area.
6. No more than 10% of the off street parking spaces provided shall be located between the front of the building and Peters Creek Road.
7. All outdoor lighting along the perimeter of the property shall consist of fixtures designed and shielded to direct illumination away from the adjoining properties. Site lighting levels at adjacent property lines shall not exceed .5 foot candle.
8. Except for a service drive which shall be allowed, no more than one curb cut shall be utilized to serve the subject property. The curb cut shall be located either within 20 feet of the southern property line of Tax Map Number 6410106 at its intersection with Peters Creek Road or the

northern end of Tax Map Number 6410105. The specific location of the curb cut serving the subject properties and median break shall be subject to a traffic impact study and its review and acceptance of its recommendations by the City during comprehensive site plan review.

Attached as Exhibit C are the names, addresses and tax numbers of the owners of all lots or properties immediately adjacent to, immediately across a street or road from the property to be rezoned.

WHEREFORE, your Petitioner requests that the above-described tract be rezoned as requested in accordance with the provisions of the Zoning Ordinance of the City of Roanoke.

This Petition is respectfully submitted this 27<sup>th</sup> day of May, 2004.

PUBLIC FACILITY CONSORTIUM, LLC,  
a Virginia limited liability company

By: Maryellen F. Goodlatte  
of Counsel

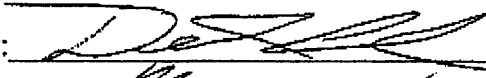
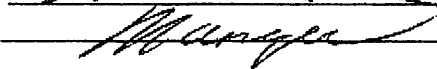
Maryellen F. Goodlatte, Esq.  
Glenn, Feldmann, Darby & Goodlatte  
210 1st Street, S.W., Suite 200  
P. O. Box 2887  
Roanoke, Virginia 24001-2887

(540) 224-8018 - Telephone  
(540) 224-8050 – Facsimile  
[mgoodlatte@gfdg.com](mailto:mgoodlatte@gfdg.com)



White Birch Holdings, LLC, a Virginia limited liability company, owner of the property subject to this petition, hereby consents to this third amended rezoning petition filed by Public Facility Consortium, LLC, including the voluntary proffers contained herein.

WHITE BIRCH HOLDINGS, LLC

By:   
its: 

ARS Properties, L.C., owner of the property subject to this petition, hereby consents to this third amended rezoning petition filed by Public Facility Consortium, LLC, including the voluntary proffers contained herein.

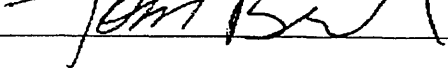
ARS PROPERTIES, L.C.

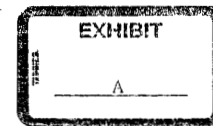
By: 

its: 

Branch Management Corp., a Virginia corporation, owner of the property subject to this petition, hereby consents to this third amended rezoning petition filed by Public Facility Consortium, LLC, including the voluntary proffers contained herein.

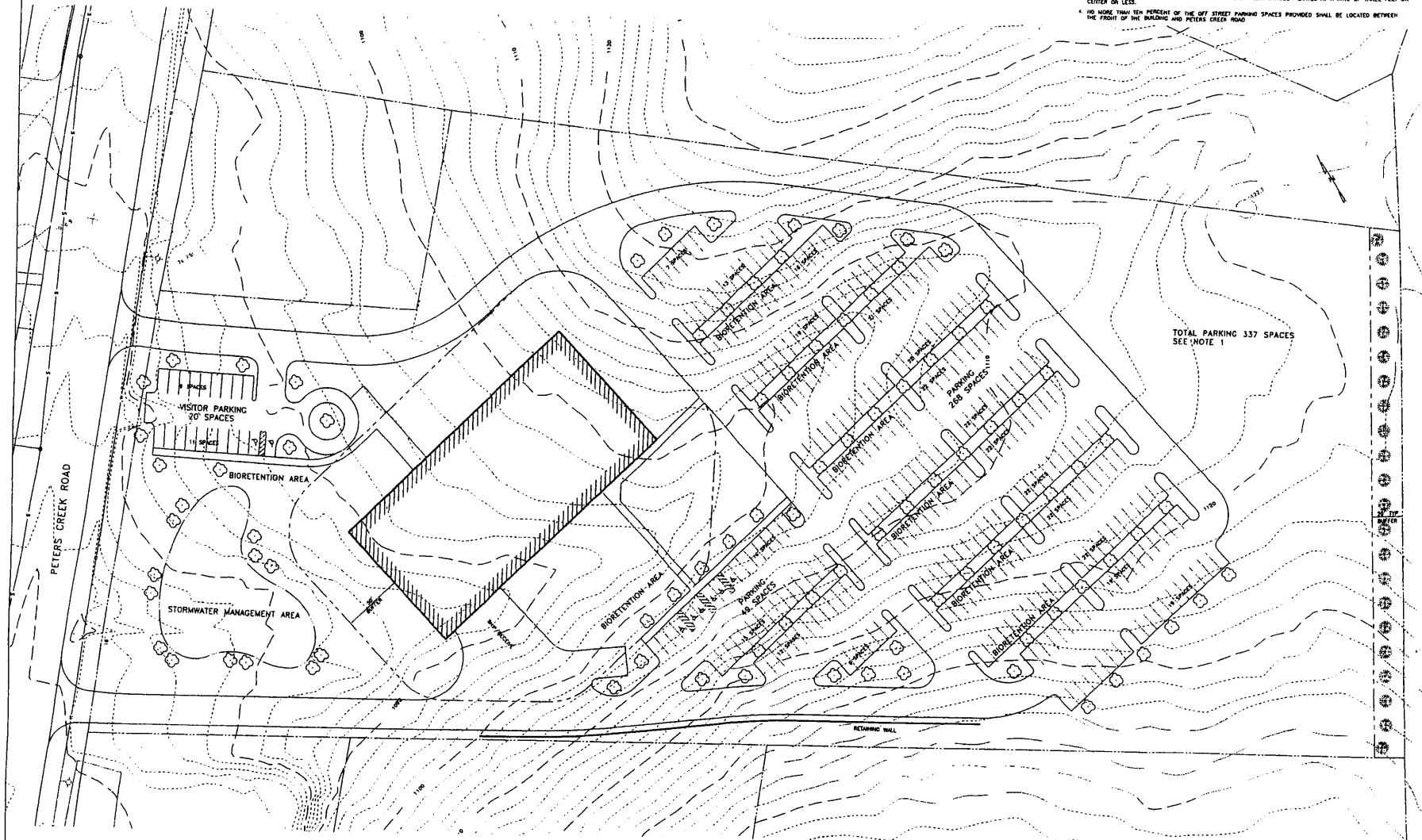
BRANCH MANAGEMENT CORP.

By:   
its: \_\_\_\_\_



PUBLIC FACILITY CONSORTIUM, LLC

May 5, 2004



### LEGEND

 DECISIONS TAKE EVERGREEN TREE

NOTES THIS SHEET:

1. PARKING SHALL BE NO GREATER THAN ONE PARKING SPACE PER 700 SQUARE FEET OF GROSS FLOOR AREA.
2. DECKCHAIR, TABLE SHALL BE PLACED AND MAINTAINED WITHIN OR ALONG THE SIDEWALK. THE USE OF ONE TRAILING PARKING LOT IS AT A RATE EQUAL TO OR GREATER THAN ONE TRAILING PER EVERY SIX PARKING SPACES PROVIDED. THERE SHALL BE A MINIMUM 2'-1/2" GAP BETWEEN PLANTING.
3. A TWENTY FOOT WIDE LANDSCAPED BUFFER SHALL BE INSTALLED AND MAINTAINED ALONG THE REAR PROPERTY LINE. LANDSCAPED BUFFER SHALL COMPLY WITH THE CITY OF LOS ANGELES' LANDSCAPE CODE. ONE TRAILING SHALL BE PLACED FOR A PORTION THEREOF AND EVERGREEN SHRUBS PLANTED AT A RATE OF THREE FEET ON CENTER.
4. NO MORE THAN TEN PERCENT OF THE OFF STREET PARKING SPACES PROVIDED SHALL BE LOCATED BETWEEN THE FRONT OF THE BUILDING AND PETERS CREEK ROAD.

TOTAL PARKING 337 SPACES  
SEE NOTE 1

SEALS

CONSULTANT

CONSULTANTS

HSMm

ARCHITECTS ENGINEERS PLANNERS  
MAYES, SEAY, MATTERN & MATTERN, INC.  
WWW.HSMH.COM

[illegible]

CMT

PETERS CREEK ROAD  
PROPERTY

**EXHIBIT**

**of**

ADJOINING PROPERTY OWNERS

FOR

Tax Parcel Number 6410105, containing 4.80 Acres, Zoned C-2 and RS-3, and  
Tax Parcel Number 6410106, containing 6.18 Acres, Zoned C-2 and RS-3

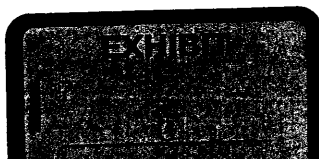
Tax Map Number	Owner/Owners and Mailing Address
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ROANOKE CITY PROPERTIES

6410104	Lingerfelt Enterprises, Inc. 2839 Peters Creek Road, N.W. Roanoke, Virginia 24019
6410103	Robert C. Brammer 2386 Loch Haven Drive Roanoke, Virginia 24019
6410116	Joan F. Showalter and Lura Showalter 4623 Cove Road, N.W. Roanoke, Virginia 24017
6410111	Greenwood Group, Inc. P. O. Box 11231 Blacksburg, Virginia 24062
6410110	Melrose Christian Church 4807 Cove Road, N.W. Roanoke, Virginia 24017
6410107	Barbara T. Brammer 2386 Loch Haven Drive Roanoke, Virginia 24019

ROANOKE COUNTY PROPERTIES

037.17-01-02.00	Carlos B. Hart Patricia R. Hart 504 High Street Salem, Virginia 24153
-----------------	--



037.13-04-05.00

Richard D. Steen  
2840 Peters Creek Road  
Roanoke, Virginia 24019

037.13-04-04.00

Slakman Investment, LLC  
2900 Peters Creek Road  
Roanoke, Virginia 24019

TO: Roanoke City Planning Commission  
FROM: Neighborhoods Presidents Council  
RE: Peter's Creek Road Rezoning  
DATE: May 17, 2004

Dear Commission Members,

It is our understanding that at its May 20, 2004 meeting the planning commission will consider an application from Public Facility Consortium, LLC for rezoning property on Peter's Creek Road from RS-3 to C-2. The subject property is the rear portion of tax numbers 6410105 and 6410106. It is also our understanding that the rezoning is part of a proposal by the petitioner to the General Services Administration for the relocation of Social Security offices from their current location in Gainsboro.

In considering this petition, the planning commission has an obligation to go beyond mere consideration of land use. The commission should consider the effect of this particular development on a vulnerable elderly and disabled population, who are often among the least mobile members of society. The proposed location is not on a public transit route. But even if it were, it would be inconvenient for many patrons. Because of the spoke-and-hub arrangement of Roanoke's transit system a long bus trip involving at least one transfer would often be required to reach that destination.

Roanoke's comprehensive plan has as one of its strategic initiatives establishing multi-service facilities in satellite offices in easily accessible neighborhood centers in order to make services more available to those who need them. The initiative applies to city-provided public services. But by implication the city should not encourage relocation of any services in ways that create barriers to service delivery.

We understand that the rezoning of this property would not necessarily mean relocation of the Social Security offices to this site. But rezoning will make that highly undesirable outcome possible and perhaps likely. Forcing additional auto dependence and serious inconvenience on those who are among the least able to bear it, is poor planning and violates the spirit of sustainable development that underlies Roanoke's comprehensive plan.

The planning commission should recommend denial of the petition.



Estelle McCadden

*Estelle H. McCadden*

Kathy Hill

*Kathy Hill*

Tony Stavola

*A. Stavola*

## IN THE COUNCIL OF THE CITY OF ROANOKE, VIRGINIA,

AN ORDINANCE to amend §36.1-3, Code of the City of Roanoke (1979), as amended, and Sheet No. 641, Sectional 1976 Zone Map, City of Roanoke, to rezone certain property within the City, subject to certain conditions proffered by the applicant; and dispensing with the second reading by title of this ordinance.

WHEREAS, Public Facility Consortium, LLC has made application to the Council of the City of Roanoke to have the hereinafter described property rezoned from RS-3, Residential Single Family District, and C-2, General Commercial District, to C-2, General Commercial District, subject to certain conditions proffered by the applicant;

WHEREAS, the City Planning Commission, which after giving proper notice to all concerned as required by §36.1-693, Code of the City of Roanoke (1979), as amended, and after conducting a public hearing on the matter, has made its recommendation to Council;

WHEREAS, a public hearing was held by City Council on such application at its meeting on June 21, 2004, after due and timely notice thereof as required by §36.1-693, Code of the City of Roanoke (1979), as amended, at which hearing all parties in interest and citizens were given an opportunity to be heard, both for and against the proposed rezoning; and

WHEREAS, this Council, after considering the aforesaid application, the recommendation made to the Council by the Planning Commission, the City's

Comprehensive Plan, and the matters presented at the public hearing, is of the opinion that the hereinafter described property should be rezoned as herein provided.

THEREFORE, BE IT ORDAINED by the Council of the City of Roanoke that:

1. Section 36.1-3, Code of the City of Roanoke (1979), as amended, and Sheet No. 641 of the Sectional 1976 Zone Map, City of Roanoke, be amended in the following particular manner and no other:

That portion of two tracts of land located at 2903 Peters Creek Road, N.W., containing 11.5 acres, more or less, designated on Sheet No. 641 of the Sectional 1976 Zone Map, City of Roanoke, and bearing Official Tax Nos. 6410105 and 6410106, be, and are hereby rezoned from RS-3, Residential Single Family District, and C-2, General Commercial District, to C-2, General Commercial District, subject to the proffers contained in the Third Amended Petition filed in the Office of the City Clerk on May 27, 2004, and that Sheet No. 641 of the 1976 Zone Map be changed in this respect.

ATTEST:

City Clerk.



**CITY OF ROANOKE**  
**PLANNING BUILDING AND DEVELOPMENT**

215 Church Avenue, S.W., Room 166  
Roanoke, Virginia 24011  
Telephone: (540) 853-1730 Fax: (540) 853-1230  
E-mail: [planning@ci.roanoke.va.us](mailto:planning@ci.roanoke.va.us)

Architectural Review Board  
Board of Zoning Appeals  
Planning Commission

June 21, 2004

Honorable Ralph K. Smith, Mayor  
Honorable C. Nelson Harris, Vice Mayor  
Honorable William D. Bestpitch, Council Member  
Honorable M. Rupert Cutler, Council Member  
Honorable Alfred T. Dowe, Jr., Council Member  
Honorable Beverly T. Fitzpatrick, Jr., Council Member  
Honorable Linda F. Wyatt, Council Member

Dear Mayor Smith and Members of City Council:

Subject: Request from Mid-South Management, LLC, represented by Edward A. Natt, attorney, that proffered conditions accepted by City Council in Ordinance No. 29147, adopted June 20, 1988, be repealed and replaced with new proffered conditions on a tract of land bearing Official Tax No. 7090511, located at the intersection of Orange Avenue and King Street, N.E.

**Planning Commission Action:**

Planning Commission public hearing was held on Thursday, May 20, 2004. By a vote of 6-0 (Mr. Rife absent), the Commission recommended approval of the request to amend proffered conditions as amended at the public hearing.

**Background:**

In June, 1988, by Ordinance No. 29147, the property identified as Tax Map No. 7090511 was rezoned from LM, Light Manufacturing District, to C-2, General Commercial, with proffered conditions, for the purpose of constructing a drive-through banking facility. The conditions presently binding upon Tax Map No. 7090511 as a result of the conditional C-2, General Commercial, rezoning in 1988 are as follows:

1. That the property will be developed in substantial compliance with the site development plan prepared by T. P. Parker & Son, Engineers and Surveyors, Ltd., dated 13 April 1988, a copy of which is attached to the Petition for Rezoning as Exhibit C, subject to any changes required by the City during site plan review.

2. That if no building permit has been issued and no construction commenced within 3 years from the date of final zoning approval, the zoning shall revert to Light Manufacturing (LM) District without further action by City Council.

A petition to amend proffered conditions on Tax Map No. 7090511 was filed on April 1, 2004. An amended petition to amend proffered conditions was filed on May 27, 2004. The petitioner requests that the proffers as stated above and enacted by Ordinance No. 29147 be repealed as they apply to Tax Map No. 7090511 and the following proffered conditions be substituted and adopted for those existing proffers delineated above:

1. That the subject property shall be developed for the location of a drive-thru car wash in substantial conformity with the site development plan dated 31 March 2004, prepared by T. P. Parker & Son, attached to this Petition as Exhibit 2.
2. That the only freestanding signage on the premises shall be as indicated on the proffered site development plan dated March 31, 2004, identified in Paragraph 1 above, which signage shall not be greater than sixty (60) square feet.
3. That the exterior of the building shall be brick face with a standing seam metal roof with gables.

#### Considerations:

As contact purchaser of the subject property, the petitioner requests that the proffered conditions that apply to Tax Map Number 7090511 be repealed and that new proffered conditions be applied to the subject property for the purposes of constructing a drive-through car wash. The bank that was the proffered use of the site in the approved conditional rezoning in 1988 was never built.

The subject property, which contains 0.7214 acres, is located on the southwest corner of the intersection of Orange Avenue, N.E., and King Street, N.E. The vacant parcel has 258 feet of frontage on Orange Avenue and 122 feet of frontage on King Street.

The subject property fronts on the Orange Avenue corridor and King Street and is surrounded by a variety of commercial uses.

- Tracts on the same side of Orange Avenue within a one-block area to the east and west are zoned C-2, General Commercial, and include fast food

restaurants, a grocery store, drive-through bank, nail salon, motel, and appliance center.

- Tracts on the opposite side of Orange Avenue within a one-block area to the east and west to Seibel Drive are zoned C-2, General Commercial, and LM, Light Manufacturing, and include a building supplies establishment, fast food restaurant, service station, and tire center.
- Zoning to the south along King Street is LM, Light Manufacturing, and includes a call center and a non-conforming single-family structure.
- Zoning to the rear of adjoining properties along King Street is RM-2, Residential Multifamily, Medium Density District, and includes an apartment complex.

Under the current conditional C-2 zoning of the subject property, commercial development is limited to the 1988 Signet Bank site plan that includes a building of approximately 2,300 square foot, 30 parking spaces, two drive-through aisles, and points of access on Orange Avenue and King Street. In evaluating the current petition to amend proffers, there are two basic planning issues to consider; namely, (1) a change in land use, and (2) traffic generation.

1) Land Use:

- The current land uses along the commercial corridor of Orange Avenue and along King Street include a variety of commercial uses as indicated previously in this report. The proposed car wash is consistent with the types of uses found along the Orange Avenue corridor, which carries both local and commuter traffic.

2) Traffic Generation:

- The proposed use and development of the site should not be of a greater intensity and design than that approved in 1988 given the increased traffic on Orange Avenue and the poorly operational intersection at Orange Avenue and King Street.
- Charts from the *Trip Generation Manual*, 6<sup>th</sup> Edition, indicate that a drive-through bank of 2,000 square feet will generate 100 average vehicle trip ends, while a bank of 3,000 square will generate 150 average vehicle trip ends.
- A car wash facility results in peak day generation rather than peak hour traffic. The *Trip Generation Manual* shows that a majority of the traffic for a car wash is generated on a Saturday. Whereas Weekday P.M. Average Vehicle Trip Ends is less than 40 for a self-service, 5-bay car wash (an automated 4-bay car wash is proffered in this petition), the Saturday generation ranges from 55 to 150 vehicle trip ends.

- Because the proposed car wash is automated, the facility can only handle a set number of vehicles per hour. Given that each bay can handle a maximum of 12 vehicles per hour, the proposed 4-bay facility can handle a maximum of 48 vehicles per hour (or 96 average vehicle trip ends). Based upon the actual operating data of a similar 2-bay car wash facility in a surrounding jurisdiction, the anticipated daily traffic volume for the proposed 4-bay car wash is 280 vehicles (560 trip ends).
- The subject parcel is located at an intersection that experiences congestion at peak travel periods. The Transportation Division of the City advises that any future roadway improvements at this location would likely extend along King Street beyond the entrance to this proposed development. These potential improvements may result in left turns from the subject property being restricted in the future.

By the proffered site plan and the language of proffer #2, the petition limits freestanding signage to one, to be located at the corner of the property located at the intersection of King and Orange and to be restricted to sixty (60) square feet in sign area. This proffered condition is consistent with *Vision 2001-2020's* policy that signs should be limited in number and scaled in size to minimize visual clutter (p. 95, Trees, Signs, and Lighting).

Consistent with the policies of *Vision 2001-2020* regarding streetscape and design, the petitioner proffers that the exterior of the building will be brick and that the building will have a standing seam metal roof with gables. Furthermore, the open bays are situated so as not to face Orange Avenue.

The application of C-2, General Commercial, to the subject properties, situated along the Orange Avenue corridor, is appropriate, provided any amendment of proffered conditions on the site satisfactorily addresses traffic generation issues relative to the drive-through bank already approved on the site and provides a definition of signage and design of the building consistent with the policies of *Vision 2001-2020*.

The Planning Commission received a letter of opposition from the Wildwood Civic League, stating that the civic league did “not feel that it is an adequate location for this purpose as it would increase traffic at an intersection that has far too many vehicles than what it was originally designed already.” A copy of the letter from Mr. McDermott on behalf of the Wildwood Civic League is attached. The Commission also received letters voicing similar concerns about

traffic at this intersection from JRN, Inc., Kroger, and Bobby Dillon, President, Wildwood Civic League.

The following persons spoke at the Planning Commission public hearing on May 20, 2004:

- Ms Johnnie Speight, attorney representing KFC and Kroger, stated these entities were not opposed to the proposed use of the subject property as a car wash but were concerned about the traffic issues at the intersection of King Street and Orange Avenue. She strongly encouraged the City to use this opportunity to resolve the traffic issues at this location.
- Carey Pugh, representing Kroger, also reiterated that although Kroger is not opposed to the car wash use of the subject property, there are serious traffic issues at this intersection that the City needs to address. She indicated Kroger's willingness to share financially in the responsibility for resolving the traffic issues through possible strategies such as the widening of King Street and the addition of turn lanes.
- Phil McDermott, Vice President, Wildwood Civic League, expressed concern about the amount and speed of traffic on King Street. Although he expressed concern over the number of car washes in the area, the Civic League's main concern is the traffic at this intersection.

Planning Commission discussion centered on the following:

- Encouraging the City to find and implement a solution to the traffic problems at the intersection of King Street and Orange Avenue;
- Ensuring that Kroger's offer to share financially in the responsibility for solving the traffic issue is relayed to the City Manager;
- Concerns over approving further development at this intersection without first addressing the traffic problems of this intersection;
- A possible continuance of the request, ultimately centering on recognition that the traffic issue cannot be resolved in merely a matter of a couple of months; and
- Traffic generation of the proposed car wash relative to traffic generation of the previously approved drive-through bank on the subject property.

Recommendation:

By a vote of 6-0 (Mr. Rife absent), given the previously proffered and approved drive-through bank on the subject property and the proffered conditions, the



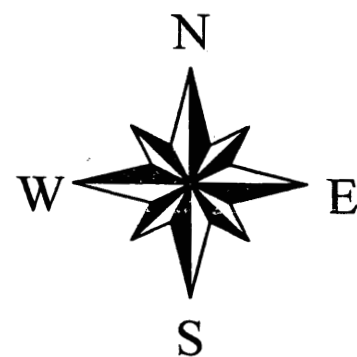
Commission recommended approval of the request to amend proffered conditions, as amended.

Respectfully submitted,

A handwritten signature in black ink, reading "Robert B. Manetta". The signature is fluid and cursive, with a long horizontal stroke at the end. To the right of the signature, the letters "PBT" are handwritten in a smaller, more compact script.

Robert B. Manetta, Chairman  
City Planning Commission

cc: Darlene L. Burcham, City Manager  
Rolanda Russell, Assistant City Manager for Community Development  
William M. Hackworth, City Attorney  
Steven J. Talevi, Assistant City Attorney  
Edward A. Natt, Attorney for the Petitioner



**AMENDED PETITION TO AMEND PROFFERS**

**IN THE COUNCIL OF THE CITY OF ROANOKE, VIRGINIA**

**IN RE:**

**Amendment of Proffered Conditions for a tract of land lying in the southwest corner of the intersection of Orange Avenue, N.E. and King Street, N.E. identified as Tax Map No. 7090511**

TO THE HONORABLE MAYOR AND MEMBERS OF THE COUNCIL OF THE CITY OF ROANOKE:

By Ordinance No. 29147, at the request of Signet Bank, City Council rezoned the property identified as Tax Map No. 7090511 from LM, Light Manufacturing District, to C-2, General Commercial District with proffered conditions. Said parcel of land contains 0.7214 acres, more or less. A map of the property is attached hereto as **Exhibit 1.**

Your Petitioner herein, MID-SOUTH MANAGEMENT, LLC, a Virginia limited liability company, is the contract purchaser of said parcel.

Your Petitioner requests that the conditions relating to said property be amended as hereinafter set out.

Your Petitioner believes that the subject amendment of proffers will further the intent and purposes of the City Zoning Ordinance and its Comprehensive Plan in that it will allow for a better use of the subject property.

Your Petitioner hereby requests that the following Proffers enacted by Ordinance No. 29147 be repealed:

1. That the property will be developed in substantial compliance with the site development plan prepared by T. P. Parker & Son, Engineers and Surveyors,

Ltd., dated 13 April 1988, a copy of which is attached to the Petition for Rezoning as Exhibit C, subject to any changes required by the City during site plan review.

2. That if no building permit has been issued and no construction commenced within three (3) years from the date of final zoning approval, the zoning shall revert to Light Manufacturing (LM) District without further action by City Council.

Your Petitioner hereby requests that the following proffered conditions be substituted and adopted for those existing proffers delineated above:

1. That the subject property shall be developed for the location of a drive-thru car wash in substantial conformity with the site development plan dated 31 March 2004, prepared by T. P. Parker & Son, attached to this Petition as **Exhibit 2**.

2. That the only freestanding signage on the premises shall be as indicated on the proffered site development plan dated March 31, 2004, identified in Paragraph 1 above, which signage shall not be greater than sixty (60) square feet.

3. That the exterior of the building shall be brick face with a standing seam metal roof with gables.

Attached as **Exhibit 3** are the names, addresses and tax numbers of the owner or owners of all lots or property immediately adjacent to and immediately across a street or road from the subject property.

WHEREFORE, your Petitioner requests that the above-described amended proffers be approved as herein set out in accordance with the provisions of the Zoning Ordinance of the City of Roanoke.

Respectfully submitted this 27 day of May, 2004.

Petitioner:

MID-SOUTH MANAGEMENT, LLC

BY Anthony J. Byrd  
ITS Member

Owner:

BRANCH/KRW, L.L.C.

BY Tom Branch  
ITS member

Edward A. Natt

Edward A. Natt, Esq.  
OSTERHOUDT, PRILLAMAN, NATT,  
HELSCHER, YOST, MAXWELL &  
FERGUSON, P.L.C.

P. O. Box 20487

Roanoke, VA 24018-0049

Phone: (540) 725-8180

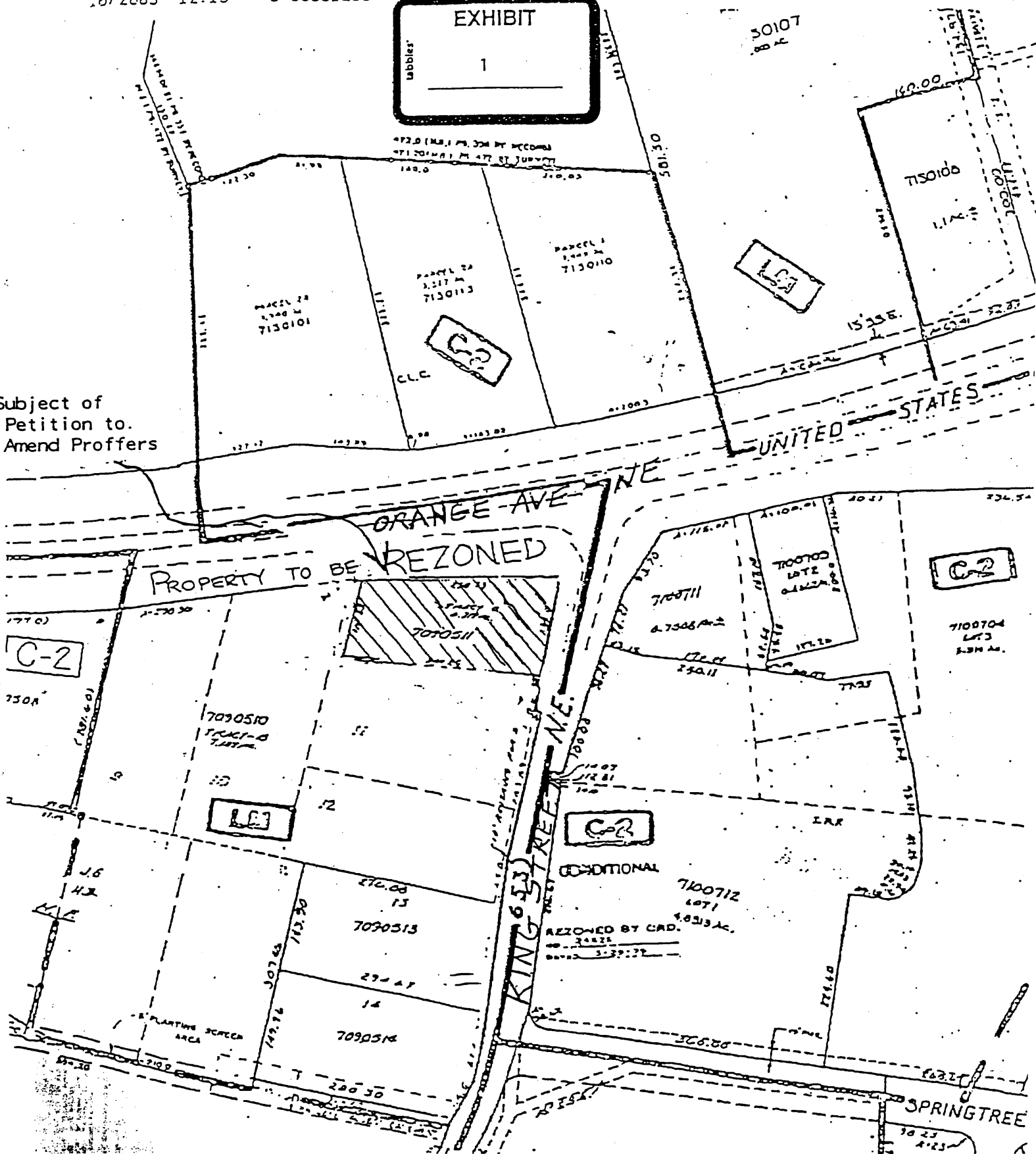
Fax: (540) 772-0126

VSB #1104

EXHIBIT

1

Subject of  
Petition to  
Amend Proffers



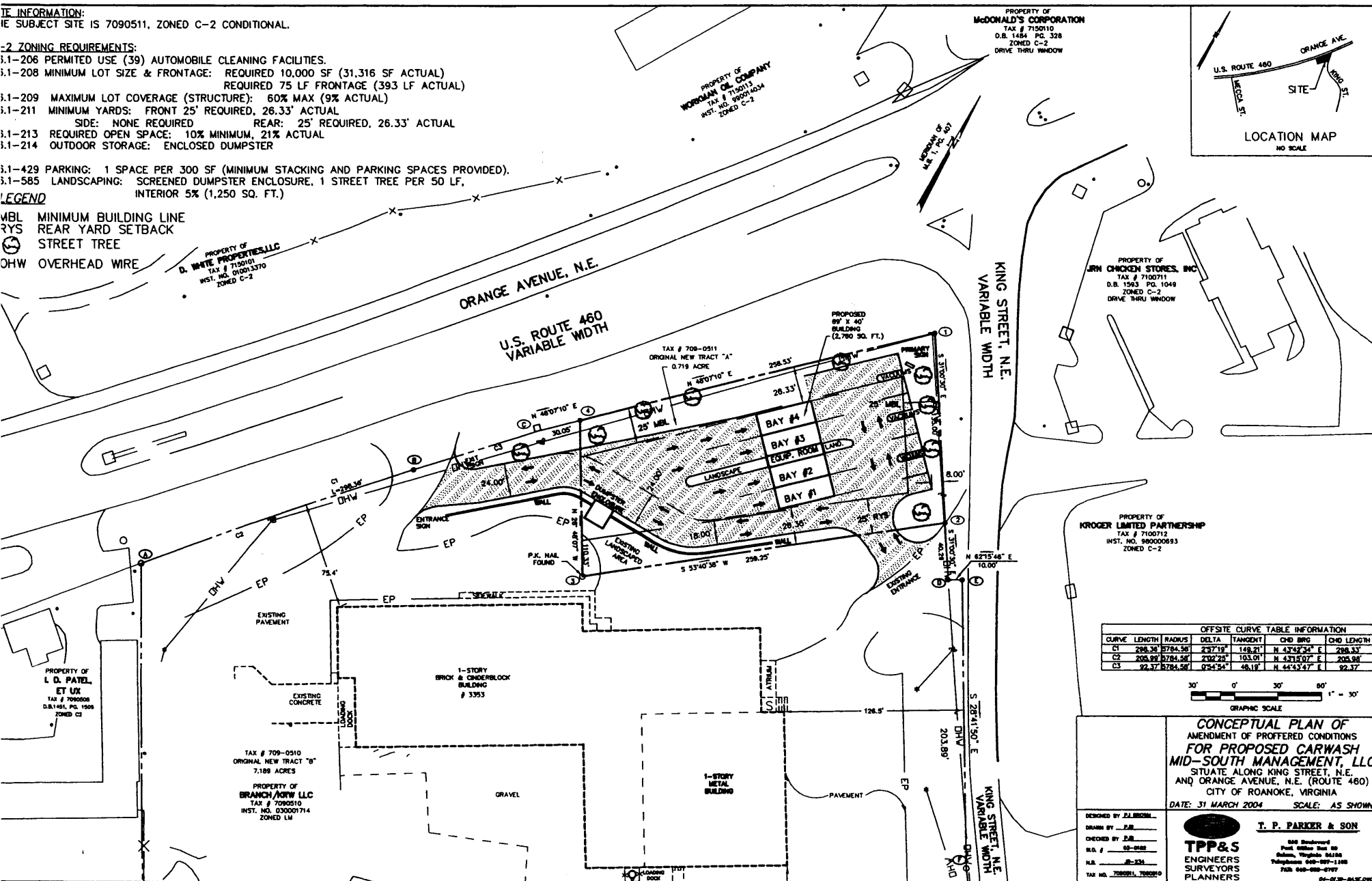
**TE INFORMATION:**  
 THE SUBJECT SITE IS 7090511, ZONED C-2 CONDITIONAL.

**-2 ZONING REQUIREMENTS:**

- 3.1-206 PERMITTED USE (39) AUTOMOBILE CLEANING FACILITIES.
- 3.1-208 MINIMUM LOT SIZE & FRONTAGE: REQUIRED 10,000 SF (31,316 SF ACTUAL)  
 REQUIRED 75 LF FRONTAGE (393 LF ACTUAL)
- 3.1-209 MAXIMUM LOT COVERAGE (STRUCTURE): 60% MAX (9% ACTUAL)
- 3.1-211 MINIMUM YARDS: FRONT 25' REQUIRED, 26.33' ACTUAL  
 SIDE: NONE REQUIRED REAR: 25' REQUIRED, 26.33' ACTUAL
- 3.1-213 REQUIRED OPEN SPACE: 10% MINIMUM, 21% ACTUAL
- 3.1-214 OUTDOOR STORAGE: ENCLOSED DUMPSTER
- 3.1-429 PARKING: 1 SPACE PER 300 SF (MINIMUM STACKING AND PARKING SPACES PROVIDED).
- 3.1-585 LANDSCAPING: SCREENED DUMPSTER ENCLOSURE, 1 STREET TREE PER 50 LF,  
 INTERIOR 5% (1,250 SQ. FT.)

**LEGEND**

- MBL MINIMUM BUILDING LINE
- RYS REAR YARD SETBACK
- STREET TREE
- OHW OVERHEAD WIRE



OFFSITE CURVE TABLE INFORMATION					
CURVE LENGTH	RADIUS	DELTA	TANGENT	CHD BRG	CHD LENGTH
C1	298.36'	57.84.56"	237.19'	148.21° N 47°42'34" E	298.33'
C2	205.89'	57.84.56"	232.25'	103.01° N 43°15'07" E	205.90'
C3	92.37'	57.84.56"	97.54.54"	48.19° N 44°43'47" E	92.37'



**CONCEPTUAL PLAN OF**  
 AMENDMENT OF PROFFERED CONDITIONS  
**FOR PROPOSED CARWASH**  
**MID-SOUTH MANAGEMENT, LLC**  
 SITUATE ALONG KING STREET, N.E.  
 AND ORANGE AVENUE, N.E. (ROUTE 480)  
 CITY OF ROANOKE, VIRGINIA  
 DATE: 31 MARCH 2004 SCALE: AS SHOWN

DESIGNED BY J.L. BRIDGES  
 DRAWN BY J.M.  
 CHECKED BY J.M.  
 S.D. # 02-0000  
 N.A. # 02-0000  
 TAX NO. 7090511, 7090510

**T. P. PARKER & SON**  
**TTP&S**  
 ENGINEERS  
 SURVEYORS  
 PLANNERS  
 646 Sandwood  
 Post Office Box 60  
 Roanoke, Virginia 24108  
 Telephone: 540-987-1100  
 FAX: 540-987-6767  
 04-0730-0430.DWG

ADJOINING PROPERTY OWNER LISTING

Subject Property: Tax Map No. 7090511  
Tax Map No.: 7090511  
Applicant:: Mid-South Management, LLC  
Owner: Branch/KRW, L.L.C.  
Contract Purchaser: Mid-South Management, LLC

**ADJOINING PROPERTY OWNERS**

This list as follows are those property owners who own property beside, behind or across the street from the subject property noted above:

CITY OF ROANOKE

<u>Official Tax Number / Property Address</u>	<u>Owner's Name and Mailing Address</u>
<b>7090510</b> 3353 Orange Avenue NE	Branch/KRW LLC 4553 Franklin Road SW Roanoke, VA 24014
<b>7100711</b> 3401 Orange Avenue NE	J R N Chicken Stores, Inc. P. O. Box 22845 Oklahoma City, OK 73123
<b>7100712</b> 3419 Orange Avenue NE	Kroger Limited Partnership 1014 Vine Street Cincinnati, OH 45202
<b>7140122</b> <b>7150101</b> Orange Avenue NE	D White Properties, LLC 2367 Alexander Palm Drive Naples, FL 34105
<b>7150110</b> 3402 Orange Avenue NE	McDonald's Corporation 2965 Colonnade Drive, Suite 310 Roanoke, VA 24018



**CITY OF ROANOKE**

Official Tax Number /  
Property Address

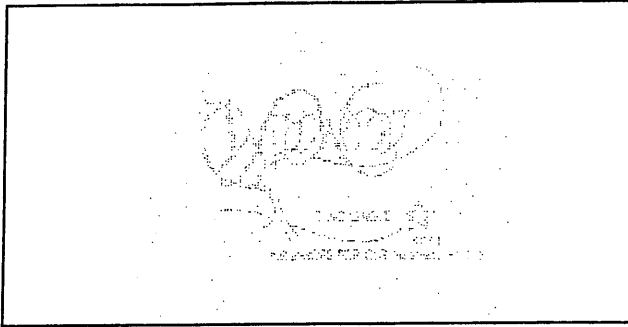
**7150113**  
3348 Orange Avenue NE

**7150113A**  
3348 Orange Avenue NE

Owner's Name  
and Mailing Address

Workman Oil Company  
P. O. Box 566  
Forest, VA 24551

Amoco Oil Company  
P. O. Box 5077  
Atlanta, GA 30302



Phone: 540-981-0459

Fax: 540-981-0459

## *Message :*

Mr. Hale Chairman and members of the board.

We the membership of the Wildwood Civic League would like to comment on the proposed car wash facility at the intersection of Hwy 460 (Orange Ave) and King Street. We do not feel that it is an adequate location for this purpose as it would increase traffic at an intersection that has far too many vehicles than what it was originally designed already. Also with 4 carwashes from Hollins Road to the city line at it's easternmost point we feel that there is already enough facilities for consumers to use.

This is the only item on this months agenda that we have a comment on as we feel the resubmittal on Belle Ave is acceptable if the project is constructed as proposed.

The undersized lot off Old Mountain Road is not in our area, We believe that is better left up to the Hollins Road Civic League.

We thank you for taking our comments into consideration when reviewing this matter on Tuesday the 11th.

Your always,

Phil McDermott /VicePresident, Wildwood Civic League

**From:**

**PHILIP T & BETSY MCDERMOTT**

**To: Roanoke City Board of Zoning**

**Mr. Kermit Hale, Chairman**

**Date:** 5/10/04

**Page(s): 1**



Bobby Dillon  
<bdillon@revcar.com>  
05/18/2004 10:46 AM

To "Nancy Snodgrass (E-mail)"  
<nancy\_snodgrass@ci.roanoke.va.us>  
cc  
bcc  
Subject Wildwood Civic League

Nancy,  
I would like for you to have these comments on file for planning information concerning the development on the corner of King Street and Orange Ave. The Civic League is concern about any new traffic congestion on that corner and what changes that might need to be made to that intersection in the near future. Plus we feel that another car wash is not needed in our community. We have with in a couple of blocks at least 4 or more car wash locations and the extra traffic on this corner is not needed. Option to have entrance and exit onto Orange Ave. with out having more traffic released onto King Street at this location is a better option but we still feel that we have enough car wash facilities neighborhood. Please do add these comments to the planning session.  
Thanks,

Bobby Dillon



KROGER FOOD STORES

P.O. Box 14002, Roanoke, Va 24038-4002

May 18, 2004

RECEIVED  
MAY 20 2004  
CITY OF ROANOKE  
PLANNING BUILDING AND DEVELOPMENT

Mr. Robert B. Manetta, Chairman  
and Members of the Planning Commission  
City of Roanoke  
Planning Building and Development  
215 Church Avenue, S.W. Room 166  
Roanoke, VA 24011

RE: Amendment of conditions on property at the intersection of Orange Avenue and King  
Street by Mid-South Management, LLC, Roanoke, Virginia

---

Dear Members of the Commission:

I am writing this letter on behalf of Kroger Limited Partnership I's interest in the proposed development referenced above and its impact to King Street. Kroger is not opposed to the proposed car wash use; however, they are concerned that the City is not requiring the petitioner to widen the portion of King Street from the intersection to the existing right hand entrance to the property.

Arby's Restaurant, the former petitioner for this site had proposed the widening of this portion of King Street (see attached plan) in June of 2003 and the City had recommended Kroger widen both sides of King Street (see attached plan) closest to the intersection at Orange Avenue during their discussions of a proposed fuel center on the Kroger parcel in June of 2002.

To date Kroger is not aware of any improvements that the City has committed to make to improve this intersection that they have acknowledged is a concern especially during peak traffic hours. In addition, Kroger does not understand why one petitioner would be required to make improvements to King Street and another not strictly related to anticipate traffic counts on an already busy road.

Your consideration of these concerns is appreciated during your review of the subject request.

Sincerely,

Kroger Limited Partnership I

Carrie G. Pugh  
Assistant Real Estate Manager

Enclosures

PROPERTY OF  
HTE PROPERTIES, LLC  
TAX # 7150101  
INST. NO. 010013370  
ZONED C-2

ORANGE AVENUE, N.E.

U.S. ROUTE 460  
VARIABLE WIDTH

KING STREET, N.E.  
VARIABLE WIDTH

EXISTING  
10' STRIP RESERVED  
FOR STREET WIDENING

961

EXISTING ENTRANCE

6071

42  
650  
269

513

415

ENTRANCE  
SIGN

P.K. NAIL  
FOUND

EXISTING  
ENTRANCE

SUBJECT  
SITE

1-STORY  
BRICK & CINDERBLOCK  
BUILDING  
# 3363

1-STORY  
METAL  
BUILDING

TAX # 709-0510  
ORIGINAL NEW TRACT "B"  
7.189 ACRES

7.189 ACRES  
+ 0.018 ACRES  
= 0.188 ACRES  
- 0.172 ACRES  
= 8.847 ACRE - TRACT "B-1"

PROPERTY OF  
BRANCH/KRW LLC  
TAX # 7090610  
INST. NO. 030001714

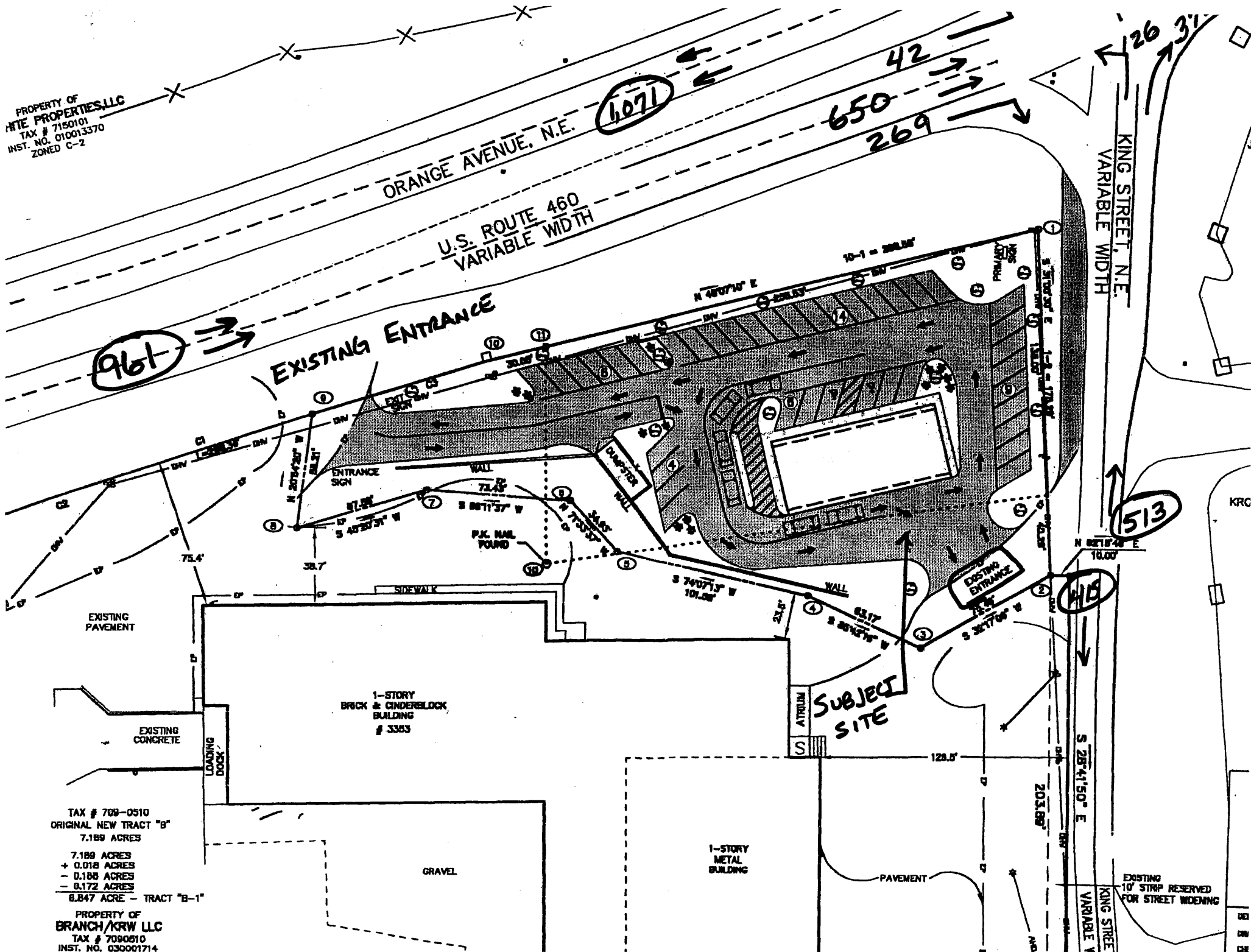
EXISTING  
PAVEMENT

EXISTING  
CONCRETE

LOADING  
DOCK

GRAVEL

PAVEMENT



EXISTING  
WATER  
MANHOLE

TRAFFIC  
CONTROL  
BOX

EXISTING DROP INLET  
RIM: 1003.97  
INV.: 999.62

10' APCO EASEMENT  
D.B. 1483, PG. 1178

N08°07'03"E  
0.45'  
ELEV: 1002.29

Proposed Krejer Fuel

EXISTING D.I.  
RIM: 999.91  
INV: 994.95

EXISTING SSMH  
RIM: 1003.19  
INV. IN: 989.24  
INV. OUT: 989.19

EXISTING DROP INLET  
RIM: 1003.22  
INV.: 998.82

EXISTING  
EDGE OF  
PAVEMENT

VDOT STD. CG-2

N64°35'25"E  
13.15'

S24°46'04"E  
76.57'

8" PVC

70.06'

EXISTING CREEK

EXISTING GUARDRAIL

CONCRETE  
HEADWALL

EXISTING  
SIGNS

EXISTING  
EDGE OF  
PAVEMENT

EXISTING  
EDGE OF

James D  
1/2/04



May 19, 2004

Mr. Robert B. Manetta, Chairman  
And Members of the Planning Commission  
City of Roanoke  
Planning Building and Development  
215 Church Avenue, S. W. Room 166  
Roanoke, VA 24011

RE: Orange Avenue and King Street intersection, Roanoke, VA

Dear Members of the Commission:

I am writing this letter on behalf of JRN INC's interest in the proposed car wash development and its impact to King Street. JRN INC is not opposed to the petitioners use; however, JRN INC is highly concerned that the City is not requiring the petitioner to widen the portion of King Street from the intersection to the existing right hand entrance to the property.

The former petitioner, Arby's Restaurant, had proposed the widening of this portion of King Street in June of 2003 and the City had recommended Kroger widen both sides of King Street closest to the intersection at Orange Avenue during their discussions of a proposed fuel center on the Kroger parcel in June of 2002. JRN INC has met with the Traffic Engineer, Mr. Jack Woodson over the past few years to discuss the safety concerns at this intersection. To date, there have been no improvements or further discussions regarding this matter.

To this end, JRN INC is opposed to any further development in this corridor until a mutual resolution can be reached with regards to this intersection. JRN INC is available to meet with the appropriate authorities to discuss this project in detail. Thank you for your consideration and acceptance of this letter.

Sincerely,

Clay Neal  
Vice President

CN/sv

## IN THE COUNCIL OF THE CITY OF ROANOKE, VIRGINIA,

AN ORDINANCE to amend §§36.1-3 and 36.1-4, Code of the City of Roanoke (1979), as amended, and Sheet No.709, Sectional 1976 Zone Map, City of Roanoke, in order to amend certain conditions presently binding upon certain property previously conditionally zoned C-2, General Commercial District; and dispensing with the second reading by title of this ordinance.

WHEREAS, Mid-South Management, LLC filed an application to the Council of the City of Roanoke to amend certain conditions presently binding upon a tract of land lying at the intersection of Orange Avenue and King Street, N.E., being designated as Official Tax No. 7090511, which property was previously rezoned C-2, General Commercial District, with proffers, by the adoption of Ordinance No. 29147, adopted June 20, 1988;

WHEREAS, Mid-South Management, LLC seeks to have the subject property zoned C-2, General Commercial District, with proffers amended from those accepted by City Council in Ordinance No. 29147, adopted June 20, 1988;

WHEREAS, the City Planning Commission, which after giving proper notice to all concerned as required by §36.1-693, Code of the City of Roanoke (1979), as amended, and after conducting a public hearing on the matter, has made its recommendation to Council;

WHEREAS, a public hearing was held by City Council on such application at its meeting on June 21, 2004, after due and timely notice thereof as required by §36.1-693, Code of the City of Roanoke (1979), as amended, at which hearing all parties in interest and citizens were given an opportunity to be heard, both for and against the proposed amendment; and

WHEREAS, this Council, after considering the aforesaid application, the recommendation



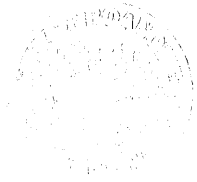
made to the Council by the Planning Commission, the City's Comprehensive Plan, and the matters presented at the public hearing, is of the opinion that the conditions now binding upon a tract of land lying at the intersection of Orange Avenue and King Street, N.E., being designated as Official Tax No. 7090511, and the matters presented at the public hearing, should be amended as requested, so that the property is zoned C-2, General Commercial District, with proffers amended from those accepted by Council by the adoption of Ordinance No. 29147 on June 20, 1988.

THEREFORE, BE IT ORDAINED by the Council of the City of Roanoke that:

1. Sections 36.1-3 and 36.1-4, Code of the City of Roanoke (1979), as amended, and Sheet No. 709 of the Sectional 1976 Zone Map, City of Roanoke, be amended to reflect the changes in proffered conditions as shown in the First Amended Petition to Amend Proffers filed in the City Clerk's Office on May 27, 2004, and as set forth in the report of the Planning Commission dated June 21, 2004, so that the subject property is zoned C-2, General Commercial District, with proffers.
2. Pursuant to the provisions of Section 12 of the City Charter, the second reading of this ordinance by title is hereby dispensed with.

ATTEST:

City Clerk.



## **CITY OF ROANOKE OFFICE OF THE CITY MANAGER**

Noel C. Taylor Municipal Building  
215 Church Avenue, S.W., Room 364

Roanoke, Virginia 24011-1591

Telephone: (540) 853-2333

Fax: (540) 853-1138

CityWeb: [www.roanokegov.com](http://www.roanokegov.com)

June 21, 2004

Honorable Ralph K. Smith, Mayor  
Honorable C. Nelson Harris, Vice Mayor  
Honorable William D. Bestpitch, Council Member  
Honorable M. Rupert Cutler, Council Member  
Honorable Alfred T. Dowe, Jr., Council Member  
Honorable Beverly T. Fitzpatrick, Jr., Council Member  
Honorable Linda F. Wyatt, Council Member

Dear Mayor Smith and Members of City Council:

Subject: Expansion of the Downtown  
Service District Boundaries

A Downtown Service District (DSD) was first established by City Council on December 8, 1986, with an effective date of July 1, 1987. On May 28, 1991, City Council approved the expansion of the DSD to include the boundaries that represent the DSD as it stands today. Revenues generated by the district contribute approximately \$250,000.00 annually to the operation of Downtown Roanoke Incorporated (DRI). The current taxation rate of the DSD is 10 cents per \$100 of assessed value. The Administration has received a request from DRI for the consideration of a further expansion of the district boundaries.

During 2003, DRI conducted a review of potential areas for further expansion of the Special Services District. The process included evaluation of the land uses and functions of these areas; review of the services and benefits that would be provided by the Special Services District to these areas; and meetings with property owners and business interests located within these areas.

The area identified for the expansion is located to the west of the current district, and is bounded by 5<sup>th</sup> Street on the east and 7<sup>th</sup> Street on the west; by Marshall Avenue on the south, and by the rear properties lines of properties fronting on the north side of Campbell Avenue on the north. This area contains such facilities as the YMCA facility currently under construction, the Jefferson Center, the Cotton Mill property, and a variety of commercially developed properties along Campbell Avenue. It is estimated that approximately \$3,000 of additional annual revenue and contribution to Downtown Roanoke Inc. would result from this expansion area at the current taxation rate.

This expansion would provide a wide range of services and support activities provided by DRI to this area, including participation and inclusion in ongoing planning and marketing initiatives, economic development initiatives such as business retention and recruitment, community relations, and special events.

Recommended Action:

Approve the expansion of the Downtown Special Services District as provided by the attached ordinance.

Respectfully submitted,



Darlene L. Burcham  
City Manager

DLB:rbt

Attachments

c: William M. Hackworth, City Attorney  
Mary F. Parker, City Clerk  
Jesse A. Hall, Director of Finance  
Brian Townsend, Director of Planning Building and Development

CM04-00108

# Expansion of Downtown Service District effective July 1, 2004



Map prepared by the Department of Engineering

May 24, 2004

IN THE COUNCIL OF THE CITY OF ROANOKE, VIRGINIA

AN ORDINANCE amending and reordaining §32-102.2, Defined, of Chapter 32, Taxation, Code of the City of Roanoke (1979), as amended, to amend the definition of the downtown service district to expand such district; providing for an effective date; and dispensing with the second reading by title of this ordinance.

BE IT ORDAINED by the Council of the City of Roanoke that:

1. Section 32-102.2, Defined, of Chapter 32, Taxation, Code of the City of Roanoke (1979), as amended, is amended and reordained to read and provide as follows:

§32-102.2. Defined.

(a) The boundaries of the downtown service district shall be defined to include the following ~~area~~ *areas*:

BEGINNING at the northeast corner of 5th Street and Marshall Avenue, S.W., thence with the east side of 5th Street, S.W. in a northerly direction crossing the Norfolk and Western Railway tracks at the 5th Street Bridge to the north boundary line of the Wometco property, thence with the north boundary line of Wometco as it meanders in an easterly direction to the north right-of-way line of Loudon Avenue, N.W., thence with the north right-of-way line of Loudon Avenue, N.W., in an easterly direction to its intersection with the west right-of-way line of 1st Street, N.W., thence with the west right-of-way line of 1st Street, N.W., to its intersection with the south right-of-way line of Wells Avenue, N.W. (and shall include Official Tax Map Nos. 2012947, 2012942, 2012941, 2012940, 2012949, 2012923, and 2012922 fronting on the west side of 1st Street, N.W.), thence with the south right-of-way line of Wells Avenue, N.W., in an easterly direction crossing Jefferson Street to its intersection with the west right-of-way line of Williamson Road, N.W. (except for property fronting on the south side of Wells Avenue identified by Official Tax Map Nos.

2013004, 2013005, 2013006, 2013007, and 2013008), thence with the west right-of-way line of Williamson Road, N.W., in a southerly direction to its intersection with the south right-of-way line of the Norfolk and Western Railway, thence with the south right-of-way line in an easterly direction to its intersection with the west right-of-way line of Route 581, thence with the west right-of-way line of Route 581 and 220 (Southwest Expressway) in a southerly direction as it crosses Tazewell Avenue, S.E., and Elm Avenue, S.E., to a point where the south right-of-way line of Highland Avenue intersects the west right-of-way line of Route 581 and 220 (Southwest Expressway), thence with the south right-of-way line of Highland Avenue, S.E., in a westerly direction to its intersection of Jefferson Street, thence with the west right-of-way line of Jefferson Street in a northerly direction to its intersection with Mountain Avenue, S.W., thence with the north right-of-way line of Mountain Avenue, S.W., in a westerly direction to its intersection with 1st Street, S.W., thence with the east right-of-way line of 1st Street, S.W., in a northerly direction to its intersection with Elm Avenue, S.W., thence with the north right-of-way line of Elm Avenue in a westerly direction to its intersection with Franklin Road, S.W., thence with the east right-of-way line of Franklin Road, S.W., in a northerly direction to its intersection with Marshall Avenue, S.W., thence with the north right-of-way line of Marshall Avenue to its intersection with 5th Street, S.W., the place of BEGINNING; and

*BEGINNING at a point at the southwesterly corner of Marshall Avenue and 5th Street, S.W., thence traveling with the southern right-of-way line of Marshall Avenue in a westerly direction approximately 648.00 ft., thence crossing 6th Street, S.W., approximately 50.00 ft. to a point being the southwest corner of 6th Street and Marshall Avenue, thence continuing along the southerly right-of-way line of Marshall Avenue approximately 517.00 ft., thence crossing in a northerly direction approximately 50.00 ft. to the northeast corner of Marshall Avenue and 7th Street, thence with the east right-of-way line of 7th Street approximately 636.00 ft. to the southeast corner of Campbell Avenue and 7th Street, thence in a northwesterly direction approximately 112.00 ft. to the southeast corner of 7th Street and Patterson Avenue, thence along the east right-of-way line of 7th Street approximately 130.00 ft. to an alley, thence along the southerly right-of-way of said alley approximately 511.00 ft. to 6th Street, thence crossing 6th Street approximately 52.00 ft. to the southerly right-of-way line of said alley, thence approximately 644.00 ft. to the west right-of-way line of 5th Street, thence with the westerly right-of-way line of 5th Street approximately 1001.00 ft. to the Place of BEGINNING.*

(b) References to street names and official tax numbers set out in paragraph (a) of this section are based upon Roanoke City Official Appraisal Maps as of October 28, 1986. The above described areas ~~is~~ *are* fully shown on a map, dated November 3, 1986, entitled "Downtown Service District, Roanoke, Virginia," *and a map, dated May 24, 2004, "Expansion of Downtown Service District effective July 1, 2004"* ~~a copy~~ *copies* of which ~~is~~ *are* on file and available for public inspection in the Office of the Roanoke City Clerk, Room 456, Municipal Building, 215 Church Avenue, S.W., Roanoke, Virginia.

\* \* \*

2. This ordinance shall be in full force and effect on and after July 1, 2004.
3. Pursuant to the provisions of Section 12 of the City Charter, the second reading of this ordinance by title is hereby dispensed with.

ATTEST:

City Clerk.



## CITY OF ROANOKE PLANNING BUILDING AND DEVELOPMENT

215 Church Avenue, S.W., Room 166  
Roanoke, Virginia 24011  
Telephone: (540) 853-1730 Fax: (540) 853-1230  
E-mail: [planning@ci.roanoke.va.us](mailto:planning@ci.roanoke.va.us)

Architectural Review Board  
Board of Zoning Appeals  
Planning Commission

June 21, 2004

Honorable Ralph K. Smith, Mayor  
Honorable C. Nelson Harris, Vice Mayor  
Honorable William D. Bestpitch, Council Member  
Honorable M. Rupert Cutler, Council Member  
Honorable Alfred T. Dowe, Jr., Council Member  
Honorable Beverly T. Fitzpatrick, Jr., Council Member  
Honorable Linda F. Wyatt, Council Member

Dear Mayor Smith and Members of City Council:

Subject: Public hearing to consider amendment to **Vision 2001-2020**, the City's comprehensive plan, to include the Franklin Road/Colonial Avenue Area Plan.

### Planning Commission Action:

Planning Commission public hearing was held on Thursday, May 20, 2004. There was no one present to speak in support of or in opposition to the plan. By a vote of 6-0 (Mr. Rife absent) the Commission recommended approval of the plan.

### Background:

The Franklin Road/Colonial Avenue Area Plan covers an area southwest of downtown and is bounded by Brandon Avenue to the north, the neighborhoods of Greater Raleigh Court and Grandin Court to the west, South Roanoke to the east, and Roanoke County to the south. Three public workshops were held with residents and business owners of the area by staff in the fall of 2003 and spring of 2004.

### Considerations:

During the workshops several positive features of the area were cited that need to be maintained:

- Homes and infrastructure in very good condition
- Healthy mix of owner and renter occupied homes, and a range of housing options
- Proximity to commercial services, and overall economic stability
- Low crime rate



Staff noted the following issues in the plan that need to be addressed:

- (1) Traffic flow around Colonial Avenue between Towers Shopping Center and Virginia Western, including exit/entrance ramps from Route 220 and Wonju Street.
- (2) Maintaining the original character and density of single-family neighborhoods
- (3) Divided opinions of residents on potential curb and gutter improvements

To address these issues, the plan features four priority recommendations:

#### **Community Design**

- Define the edges of commercial centers, and commercial zoning and development on Colonial Avenue and Franklin Road to ensure that residential areas are preserved and development of existing commercial sites is maximized.

#### **Residential Development**

- Maintain current residential densities in the update of the zoning ordinance per the future land use map

#### **Economic Development**

- Focus small -to- medium sized commercial development in concentrated centers

#### **Infrastructure**

- Improve the flow of traffic in the vicinity of Virginia Western Community College and Towers Shopping Center, including Wonju Street, Brandon and Colonial Avenues and all exit/entrance ramps. This improvement is the highest priority of this plan.
- Focus curb, gutter and sidewalk improvements to existing arterial streets and ensure inclusion in all future developments/subdivisions.

Recommendation:

By a vote of 6-0, the Planning Commission recommended approval of the Franklin Road/Colonial Avenue Area Plan for adoption as a component of *Vision 2001-2020*.

Respectfully submitted,

A handwritten signature in black ink, reading "Robert B. Manetta". The signature is fluid and cursive, with the first name "Robert" being more prominent than the last name "Manetta".

Robert B. Manetta, Chairman *ROT*  
City Planning Commission

cc: Darlene L. Burcham, City Manager  
Rolanda Russell, Assistant City Manager for Community Development  
William M. Hackworth, City Attorney  
Steven J. Talevi, Assistant City Attorney

**Franklin Road/Colonial Avenue  
Area Plan Draft  
June 21, 2004**

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City of Roanoke  
Department of Planning Building and Development



**vision**  $\frac{2001}{2020}$

## **Introduction**

Franklin Road and Colonial Avenue are two of Roanoke's busiest streets. Both corridors are vital to the economic health of the City and the entire Roanoke Valley. In addition, Virginia Western Community College on Colonial Avenue is an important educational asset to the region.

Because of the relationship of these corridors and the development they support, it is logical that they be evaluated together. While these major arterial streets and the adjoining commercial development are the dominant features of the landscape, several established neighborhoods are also included in the plan. These include the subdivisions of Colonial Heights, Fralin Park, and Jefferson Hills off of Colonial Avenue; and a small neighborhood on Beechwood Drive, Gardens and Roberts Roads, the Southwood development and several apartment complexes off of Franklin Road.

Since this land was annexed, commercial development gradually emerged and has grown along Franklin Road and in Towers Shopping Center. More recently, new subdivisions have been developed with single-family homes. Most of the houses are tucked away from the busy commercial corridors, making this an area of economic activity and stable residential neighborhoods.

## **Priority Initiatives**

### **Community Design**

- Define the edges of commercial centers, and commercial zoning and development on Colonial Avenue and Franklin road to ensure that residential areas are preserved and development of existing commercial sites is maximized.

### **Residential Development**

- Maintain current residential densities in the update of the zoning ordinance per the future land use map

### **Economic Development**

- Focus small -to- medium sized commercial development in concentrated centers

### **Infrastructure**

- Improve the flow of traffic in the vicinity of Virginia Western Community College and Towers Shopping Center, including Wonju Street, Brandon and Colonial Avenues and all exit/entrance ramps. This improvement is the highest priority of this plan.
- Limit curb, gutter and sidewalk improvements to arterial streets and new developments

## People

The overall population of the area has remained steady in recent years. The number of households increased between 1990 and 2000, while there was a decrease in the average household size. This is a national demographic trend.

The area has become slightly more racially diverse in recent years, yet continues to be predominantly white. While white residents comprise 91% of the population, the number of black residents has increased 67% since the 1990 Census. The decrease in the number of "other race" residents from the 1990 Census is probably explained by the Census Bureau adding a new "two or more races" category to the 2000 Census.

**Table 1. Population Demographics**

	1990	2000	Percentage Change
Total Population	2,816	2,860	2%
Households	1,444	1,556	8%
White	2,684	2,630	-2%
Black	69	135	96%
Other Races	63	95	51%
Two or more races	n/a	28	n/a
0-19 Years Old	454	418	-8%
20-34 Years Old	663	544	-18%
35-64 Years Old	927	1106	19%
65 Years and Over	772	792	3%

Source: U.S. Census Bureau, Census 1990 & 2000, Tract 17, Summary File 1

The age distribution of the area's population has seen some noteworthy changes over the last decade. The only increases were in people 35 years of age and older. The number of children and teenagers decreased, as did the number of younger adults (ages 20 – 34). As Table 2 shows, the area has proportionally less children and teenagers and more senior citizens when compared to the age distribution citywide. This may indicate an aging population or an influx of senior citizens and middle-aged people who don't have children.

The area has a greater percentage of residents who've obtained higher education degrees than the city as a whole. The percentage of residents with a graduate or professional degree is over twice that of the city. While 13% of residents 25 years of age and older don't have a high school diploma, this is substantially lower than the citywide average of 24%.

The distribution of income in the area is comparable to that of the city as a whole. In addition, the average household income in the area is \$31,406, only slightly above the citywide average.

**Table 2. Population Age Distribution: Area and Citywide**

	Area		Citywide	
	Persons	Percentage	Persons	Percentage
0-19 Years Old	418	14%	23,455	25%
20-34 Years Old	544	19%	20,146	21%
35-64 Years Old	1,106	39%	35,750	38%
65 Years and Over	792	28%	15,560	16%
<b>Total</b>	<b>2,860</b>	<b>100%</b>	<b>94,911</b>	<b>100%</b>

Source: U.S. Census Bureau, Census 2000, Tract 17, Summary File 1

**Table 3. Educational Attainment, 25 years of age and over**

Education Level	Total	Percentage	City of Roanoke Average
Less than High School	248	11%	24%
High School	501	22%	30%
Some College	557	25%	21%
Associate's Degree	107	5%	6%
Bachelors Degree	475	21%	12%
Graduate or Professional	365	16%	7%
<b>Total</b>	<b>2,253</b>	<b>100%</b>	<b>100%</b>

Source: U.S. Census Bureau, Census 2000, Tract 17, Summary File 3 (Data based on Sample)

**Table 4. Household Income in 1999**

Income Bracket	Study Area		City of Roanoke
	Number of Households	Average	Average
\$0 - \$14,999	287	18%	22.7%
\$15,000 - \$24,999	284	18%	17.8%
\$25,000 - \$34,999	260	17%	16.1%
\$35,000 - \$49,999	226	14%	17.1%
\$50,000 - \$99,999	383	25%	21.3%
\$100,000 +	126	8%	5.0%
<b>Total</b>	<b>1,566</b>	<b>100.0%</b>	<b>100.0%</b>

Source: U.S. Census Bureau, Census 2000, Tract 17, Summary File 3 (Data based on Sample)

**Neighborhood Organization**

There are no recognized neighborhood organizations in the area. Recently, a neighborhood organization formed in the Pasley Avenue area in the Fralin Park subdivision. The Grandin Court Civic League, the Greater Raleigh Court Civic League, the Wasena Neighborhood Forum, and Neighbors in South Roanoke represent surrounding neighborhoods.

## Community Design

This area is overwhelmingly suburban in character. The majority of development occurred after World War II. Suburban development is characterized by an orientation to the automobile, wide streets that enable higher speeds, subdivisions of large single-family houses with large front, back, and side yards, and shopping centers and strip commercial establishments with large parking lots in front.

The City acquired land from Roanoke County through annexation that was already developed or subdivided with single-family houses on large lots. The Colonial Heights, Fralin Park, and Jefferson Hills neighborhoods all had some development prior to annexation.

Virginia Western Community College was founded in 1966 and continues to grow. The campus spans over 69 acres on both sides of Colonial Avenue. A skywalk over Colonial links the north and south campuses. The north campus has six buildings, six parking lots, and two tennis courts. The south campus has nine buildings, six parking lots, and also includes the Community Arboretum - a public botanical garden on the corner of Colonial Avenue and Winding Way Road. Recently the college received funding from the Friendship Group, Lewis-Gale Medical Center, and Richfield Retirement Community to expand programs and enrollment in health care fields. The college is currently constructing its *College Services Building* on the southern side of Colonial Avenue, which will receive and house various supplies and the offices of the campus police.

Much of the surrounding neighborhoods were already developed prior to the college's development, however a great deal of growth in the City and in Southwest Roanoke County has occurred since then. Whereas the campus was designed and built in a suburban layout, it has gradually become more urban with more buildings and greater volumes of traffic. Colonial Avenue separates the two campuses, but the streetscape is not well suited to pedestrian or bicycle traffic. Improvements to Colonial Avenue should address its impact on Virginia Western and better integrate the streetscape with the campus. Potential improvements to the streetscape of Colonial Avenue through Virginia Western include:

- A landscaped center median through portions of Colonial Avenue where there are no turns
- A stamped or raised crosswalk at the intersection of Colonial Avenue and McNeil Drive
- A roundabout on Colonial Avenue at Winding Way Road

While a couple of Virginia Western's buildings are close to Colonial Avenue, others are set back with large parking lots in the front. Along most of Colonial Avenue, parking lots are the dominant feature of the campus. Future campus development on Colonial Avenue should be oriented toward the street with parking to the rear or side. The College Services Building is being constructed in this fashion, and should diminish the visual impact of the parking lots to some degree. Given the growth of the college, a parking garage could add to the campus' appearance and increase the number of parking spaces.



Franklin Road is a four-lane arterial commercial corridor. Most buildings are set back from the street with parking lots in the front, accessed by wide curb cuts. There are a few exceptions on the southern side where some buildings are located at the sidewalk with no front yard. *Vision 2001-2020* recommends that commercial corridors such as Franklin Road feature development with buildings on or close to the property line in front, with parking to the rear or side. This development pattern is especially appropriate for this corridor as rocky terrain tends to limit the depth of parking lots.

The terrain on both sides of Franklin Road is hilly. There are several residential developments off of the northern side of Franklin Road that are tucked away and perched above the commercial establishments on the street. These include newer single-family subdivisions and a few apartment complexes. Duke of Gloucester Street provides access to several single-family subdivisions that have been developed since the late 1990s, such as Southwood and Kingsbury Court. At the time of the planning process, development of additional single-family units was underway in this neighborhood. Many of the houses in these subdivisions were built out to the lot line and are thus very close to one another. Most are one-story, brick veneer, and characterized by a protruding garage on the front that is integrated into the main mass of the structure.

Colonial Avenue is also very hilly west of Virginia Western Community College. This stretch of the street is winding with two lanes through predominantly single-family residential neighborhoods. This part of Colonial Avenue maintains a suburban character until the intersection with Ogden Road and the corporate limits where there are several apartment complexes. Houses tend to be on larger lots with substantial yard space and vegetation.

From Virginia Western east to Brandon Avenue, Colonial Avenue has four lanes and is consistently busy during, and between, peak hours. This stretch of the street lacks curb, gutter and sidewalk, and is unsafe for pedestrians. Its wide profile, especially at VWCC is notorious for speeding traffic, despite heavy pedestrian activity. East of VWCC, no area is allotted for pedestrian traffic. Many houses in the neighborhood off of the northern side of Colonial Avenue lie beneath the grade of the street. This neighborhood is dominated by one-story Ranch and Cottage style houses, but also has a few apartment buildings near Towers Shopping Center.

South of Virginia Western off of Colonial Avenue there are several subdivisions of single-family houses. Jefferson Hills is accessed via Winding Way Road adjacent to Virginia Western. The neighborhood's layout, with its winding streets (hence, Winding Way Road) and abundance of trees, gives it an almost rural character and isolates it from nearby busy areas. The undulating terrain and wooded landscape serve as natural buffers from I-581, Franklin Road and Colonial Avenue. Lots in Jefferson Hills are large – most are over half an acre – and the architecture reflects the styles of the subdivision's origin in the 1950s. The suburban one-story ranch is the most common architectural style, and brick veneer is the dominant exterior finish.

Further south on the northern side of Colonial Avenue are several other predominantly single-family subdivisions off of Robyn, Wright, and Hartland

Roads, and Pasley Avenue. Lots are large in these subdivisions; few are less than 10,000 square feet.

### **Zoning and Land Use**

The title of this plan indicates the most prominent land use patterns of this area. The area of study is largely characterized by the wide commercial corridor of Franklin Road, and the Colonial Avenue corridor that extends southwest from Towers Shopping Center. These two streets run nearly parallel to one another and provide access to all the development in the area.

The zoning and land use can be summarized into four general areas:

- Franklin Road Commercial Corridor – with the exception of the vacant land in the 32-3400 blocks, Franklin Road is a commercial corridor. There are some offices and a mix of commercial uses, including restaurants, gas stations, specialty retail, and car lots.
- Scattered residential off of Franklin Road – subdivisions off of Franklin Road accessed via Roberts Road and Duke of Gloucester Street have a number of new single-family housing units. The latter also features a subdivision with several multifamily units. Several apartment buildings are off of Townside Road.
- Towers Shopping Center and the commercial/residential mix in the vicinity – Towers is a major shopping destination in the City and has generated commercial development on the northeastern end of Colonial Avenue. A small neighborhood lies just to the southwest of the shopping center and there is a mix of residential and commercial along this section of Colonial Avenue.
- Virginia Western Community College and the Jefferson Hills neighborhood to the southwest – southwest of the commercial development on Colonial Avenue, the campuses of Virginia Western and James Madison Middle School represent a transition in the development pattern. Colonial Avenue is void of any commercial development southwest of the 2700 block, and beyond Virginia Western is Jefferson Hills and other single-family neighborhoods with homes on both sides of Colonial Avenue and abutting the railroad tracks.

There are some large undeveloped parcels in the area. Department of Real Estate Valuation data lists 163 properties as vacant, defined by a lack of a building. While some of these properties are parking lots or additional yard space to an adjoining property, there are several large swaths of untouched forest. Most of these large parcels pose challenges to development due to topography, natural barriers and limited access. Examples of such lots are:

- Between the railroad tracks and Franklin Road – several large parcels surround the new subdivisions currently being built upon. Several of these parcels are zoned RPUD and could be developed with a variety of housing units.
- South side of Colonial Avenue – two parcels totaling over 46 acres lie side by side on the southern side of Colonial Avenue just east of the corporate

line. The floodway runs through one of these parcels, limiting its development potential, however there is a substantial amount of land for residential development.

- North side of Colonial Avenue – a City-owned parcel of over 29 acres just east of the corporate line. At present, a proposal for a mixed residential development is being evaluated for this site.

In addition, at the time of the planning process, construction of new housing units was underway on a number of lots, most notably in the subdivisions off of Duke of Gloucester Street; Kingsbury Lane and King James Street.

The suburban development pattern of the area was encouraged by past zoning policies, which required a large number of parking spaces, small lot coverage ratios, and large setback distances from streets. This type of development resulted in unused parking spaces and buildings on lots with large amounts of unused land. In addition, zoning patterns encouraged strip development along Franklin Road. The development pattern of the area today still reflects this suburban orientation.

Over the years, as development has crept further from downtown and the core of the city, once isolated neighborhoods are close to commercial establishments with neon signs and street lights. While the vast majority of the houses in the area do not abut commercial development, commercial zoning districts need to be clearly delineated and their boundaries maintained to prevent further encroachment upon residential areas.

### **Community Design Issues**

- Lack of integration between different uses and neighborhoods
- Encroachment of commercial uses into neighborhoods
- Limited green/open space in some areas
- Overabundance of underused pavement

### **Community Design Policies**

- **Neighborhood Character:** Established neighborhoods should retain their current character and development patterns
- **Design:** Future commercial development should adhere to the design principles of *Vision 2001-2020* for commercial corridors:
  - Concentrations of higher-density, mixed use development and live/work space at key intersections
  - Minimal curb cuts, shared parking, increased lot coverage, signs co-located, no excessive lighting, and orientation of buildings close to the street
- **Zoning:** Commercial and residential zoning districts should be clearly delineated with the intensity of uses minimized in some areas
- **Parking:** Paved parking spaces should be minimized

### **Community Design Actions**

- **Colonial Avenue Area:** Maintain the established development pattern of the older neighborhoods such as Fralin Park and Jefferson Hills
- **Franklin Road Area:** Require new developments to incorporate urban amenities (e.g. sidewalks and curbs), and mixed-use (commercial and residential) where possible
- **Franklin Road Commercial:** Update the zoning ordinance to require the design guidelines of *Vision 2001-2020*; buildings should be closer to the street with parking to the side or rear
- **Zoning:** Establish commercial boundaries in the update of the zoning ordinance
- **Parking:** Limit the number of parking spaces for new developments in the update of the zoning ordinance

### Residential Development

This area has a stable housing stock with some of the newest construction in the City. There are rarely any building code enforcement issues in the neighborhood, and homeownership is high among single-family homes. Due to the prominence of commercial development, several neighborhoods are tucked away from Franklin Road and Colonial Avenue and are likely unknown to newer residents of the City.

Most of the homes in this area were built after World War II, with great spurts in the 1940s and 1950s. By the 1960s housing development had leveled off, while there has been a recent surge in building in the last few years. Since 2000, an average of over 16 single-family homes a year has been built. Large parcels of vacant, residentially zoned land and a strong market in the area will likely attract more development.

**Table 5. Housing**

	1990	2000	Percent Change	City of Roanoke Percent Change
Occupied Housing Units	1,444	1,556	8%	2%
Vacant Housing Units	127	70	-45%	-3%
Vacancy Rate	8%	4%	-4%	-1%
Owner Occupied	668	700	-1%	2%
Renter Occupied	776	856	10%	3%
Owner Occupancy Rate	46%	45%	-1%	-1%
Source: U.S. Census Bureau; 1990 Census, 2000 Census Summary File 1				

Recent development has brought higher end single-family housing. Southwood is a mixed density planned community with private roads, perched atop a knoll between Franklin Road and Route 220. Southwood is in a district zoned RPUD, Residential Planned Unit Development. The purpose of the RPUD is to provide design flexibility to encourage orderly development of large sites that maximize the land more than other residential zoning categories. RPUD developments tend to be denser than most single-family subdivisions. At the time of the planning process, development of more homes was underway in Somercroft Court and Kingsbury Court, subdivisions within the RPUD adjacent to Southwood.

There are a few major vacant sites in the area that are zoned for residential use. Two vacant parcels off of the southern side of Colonial Avenue total over 46 acres. Murray Run and the floodway flow through the westernmost parcel. A portion of this parcel is in the floodplain, and a small portion of the eastern parcel is as well. The westernmost parcel was rezoned to RM-2, Residential Multi-Family Medium Density, in 1983 to allow for the development of

170 townhouses. Although that development never came to fruition, State law mandates that the proffered rezoning – conditions that a developer agrees to abide by when the property is rezoned – is valid until the owner requests, and City Council approves, that they be repealed or amended.

<b>Table 6. Single-family Construction, 1900 - present</b>				
<b>Years</b>	<b>1900-1945</b>	<b>1946-1960</b>	<b>1961-1999</b>	<b>2000-present</b>
<b>No. Units</b>	26	226	154	65

The City owns a 29-acre parcel of mostly vacant land on the northern side of Colonial Avenue at the corporate limits. At present the New Vista Montessori School is located on this parcel. This property is suited for mixed-density residential development as well as limited commercial elements. Currently, a proposal is being evaluated for the development of this site.

The Williamsburg Manor apartment complex off of Duke of Gloucester Street is just to the south of the RPUD. This complex is comprised primarily of duplexes, and is well landscaped and buffered from Route 220 by a wooded hillside. Across from Williamsburg Manor is Hounds Chase, a small apartment complex off of Kingsbury Lane.

Aside from these developments, the majority of the other apartment complexes in the area are concentrated off of Franklin Road on Parliament and Townside Roads, and Southway Drive behind Townside Festival Shopping Center. There are also apartments in the neighborhood just to the south of Towers Shopping Center, and one development on Colonial Avenue near Virginia Western.

Residents did not voice many concerns with the appearance or upkeep of the housing in their neighborhoods. Residents of Jefferson Hills did note that some of the newer construction has been of houses that are much closer to one another than in the rest of the neighborhood. Residents feel that some of the newer development is not in keeping with the suburban feel of the neighborhood, and that the future zoning ordinance should serve to maintain the large single-family lots that are common there. Overall, homeowners in the area expressed pride in their homes, and would like to maintain the character of their neighborhoods

With limited land resources, the City must encourage efficient development patterns that maximize the potential of the land. *Vision 2001-2020* discourages new suburban style development in favor of traditional urban development patterns. However, established neighborhoods can and should be maintained.

**Residential Development Issues**

- Encroachment of commercial uses into neighborhoods
- Increasing density in some areas

**Residential Development Policies**

- **Neighborhood Character:** Older neighborhoods should retain their current residential character
- **Zoning:** Zoning should reinforce the existing character of neighborhoods
- **New development:** New development should be well-planned and use limited land resources wisely

**Residential Development Actions**

- **Zoning:** Maintain the density of existing neighborhoods in the update of the zoning ordinance
- **Vacant Parcels:** Identify and promote appropriate new development on vacant parcels

## **Economic Development**

Establishments along Franklin Road and in Towers Shopping Center comprise a large part of the City's commercial tax base. Southwest of Wonju Street, Franklin Road is a busy commercial corridor with a wide variety of commerce. *Vision 2001-2020* identifies the section of Franklin Road between the South Jefferson Redevelopment Area and Wonju Street for potential redevelopment with industrial, commercial, or mixed land use. This area is zoned LM, Light Manufacturing, on the western side of Franklin Road, and C-2, General Commercial, on the eastern side. The development pattern of Franklin Road has changed over the years and is now predominantly commercial, with very little industrial development. The upper half of the land on the western side of Franklin Road abuts the railroad tracks and is well suited for industrial use. However, the lower half of this land faces Franklin Road and has an adverse impact on the corridor's appearance. The South Jefferson Redevelopment Area should serve as a catalyst for improving this section of Franklin Road.

The area has few neighborhood or pedestrian-oriented commercial uses. However, there are a few concentrations of small- and medium- sized commercial uses along Franklin Road. These include Townside Festival, and Piccadilly Square. Both of these small shopping centers feature restaurants and specialty retail stores. These areas need to be distinguished from larger commercial sites on Franklin Road, such as auto sales, auto repair shops, motels, and fast food restaurants.

Future development in such commercial centers should include residential components, e.g. live/work space; commercial on the first floor with apartments on upper floors. In addition, such centers should feature buildings that are closer to the street with parking to the rear or side, and improvements within the centers for pedestrian access.

Towers is one of the Roanoke Valley's largest strip commercial shopping centers. It features the neighborhood's largest grocery store and a number of specialty retail stores and restaurants. Several features have helped Towers stand out from other shopping centers and malls, and maintain its competitive edge. The internal street system provides good circulation and the angled parking spaces on the northern side allow for quick visits. The wide sidewalks outside and the stairway and escalator inside, allow for good pedestrian access within the center. A few establishments are located on the exterior of the site close to Colonial Avenue, filling in what was previously excess parking space.



### **Economic Development Issues**

- Underused commercial and industrial land
- Lack of differentiation between commercial uses

### **Economic Development Policies**

- **Commercial Corridors:** Commercial areas should accommodate competitive businesses that have aesthetic and functional compatibility with adjoining residential areas
- **Commercial Centers:** Small- to medium- sized concentrations of commercial establishments should be developed differently than larger strip commercial developments
- **Industrial Districts:** Industrial uses should have sufficient land to operate, and have a minimal impact on adjoining properties

### **Economic Development Actions**

- **Towers Shopping Center:** Maintain commercial zoning that will allow Towers to continue to be a competitive and growing shopping center
- **Franklin Road:** Maintain commercial zoning that will retain existing businesses and attract new establishments
- **Commercial Centers:** Identify or create nodes along Franklin Road for commercial centers; concentrations of small- to medium- sized commercial establishments
- **Maximize Commercial Districts:** Avoid further expansion of commercial districts to encourage quality development and more efficient use of land in existing districts
- **Industrial Districts:** Evaluate underused industrially zoned land and demarcate or rezone to maximize its potential

## Transportation and Infrastructure

### Transportation

Franklin Road and Colonial Avenue are both major arterial streets. Franklin Road is a four-lane urban street that connects downtown and Roanoke County. It is also accessible from Interstate 581/Route 220. Colonial Avenue is a heavily traveled four-lane urban street from the campus of Virginia Western northeast to its intersection with Brandon Avenue. To the southwest of Virginia Western, it is a two-lane suburban street. Both of these streets are commercially oriented with the exception of Colonial Avenue southwest of Virginia Western.

Also included in this plan is the south side of Brandon Avenue from just east of Brambleton Avenue to Franklin Road. The confluence of these three major arterial streets and the existing development along them requires they be addressed collectively.

The Virginia Department of Transportation rates streets and intersections with Level of Service (LOS) ratings from A-F. An LOS rating of C is considered excellent for urban areas and an LOS of D is considered sufficient. LOS of E and LOS F denote streets with more traffic than they were designed to carry (See Table 7).

**Table 7: Street Level of Service (LOS) Projections and Average Daily Trips (ADT), 1990-2025**

Street	Between	1990 ADT	2015 ADT	2025 ADT	2025 LOS
Brandon Ave.	Main St. to Colonial Ave.	22,267	28,100	24,100	C
Brandon Ave.	Colonial Ave. to Franklin Rd.	22,267	28,100	25,700	D
Broadway St.	Franklin Rd. to McClanahan St.	8,713	10,800	9,700	C
Colonial Ave.	Roanoke SCL to Wonju St.	14,833	24,400	26,100	F
Colonial Ave. **	Wonju St. to Brandon Ave.	21,258	27,700	18,300	C
Overland Rd. ***	Brambleton Ave. to Colonial Ave.	7,132	20,200	12,000	D
Wonju St.	Colonial Ave. to Franklin Rd.	n/a	22,000	19,000	C

\*\* This section of Colonial Avenue has a reduced projected volume due to traffic being diverted to the Wonju Street Extension on the 2025 network. This new facility was not on the 2015 network.

\*\*\* The reduction in projected volume on Overland Road may be attributed to the change of assignment method used for the 2025 model. The previous model was run without any built in capacity restraints, while a capacity restraint volume adjustment was used for the 2025 model assignment, which would restrict the amount of traffic being carried by this two-lane facility.

Source: VDOT and the Roanoke Valley-Alleghany Regional Commission

### Colonial Avenue and Wonju Street

The area of greatest concern is the south side of Towers Mall along Colonial Avenue, its intersection with Wonju Street and the traffic using the exit and entrance ramps from Wonju onto Route 220. Traffic counts in this area are high for Colonial Avenue and Wonju Street, and traffic congestion is compounded by motorists on Colonial Avenue turning to and from 23<sup>rd</sup> Street and frequent stacking of cars on the ramps. Twenty-Third Street is used frequently as

a cut-through route between Colonial and Brandon Avenues. Twenty-Third Street intersects Colonial Avenue less than 150 feet from the signalized intersection of Colonial and Wonju Street. Cars using 23<sup>rd</sup> Street further clog and slow down this intersection.

Residents of the Jefferson Hills neighborhood expressed concern with the traffic generated by Virginia Western, particularly on Colonial Avenue at the intersections of McNeil Drive and Winding Way Road. With Virginia Western's enrollment increasing, traffic will increase. The College's new building will have an entrance off of Colonial Avenue, which may pull some of the traffic from Winding Way and McNeil.

VDOT's recent draft *Six Year Improvement Program* includes a four-lane extension of Wonju Street from Brandon to Colonial Avenue, with full funding in 2005 and construction tentatively set for 2009. The Six Year Plan sets priorities and allocates funding for street improvements. Improvements that reach the construction phase then become part of the Transportation Improvement Program, which is done in two year increments. The Wonju project is currently in the *preliminary engineering* phase, as potential designs are being evaluated.

Colonial Avenue, from Wonju Street to Winding Way Road, is slated for *urban three-lane* improvements; sidewalk, curb and gutter, and bike lanes, in VDOT's *Roanoke Valley Area Long Range Transportation Plan, 2005-2025*. These improvements are recommended for construction after the extension of Wonju is complete, and are based in part on the pedestrian and bicycle accommodations recommended in the *Roanoke Valley Conceptual Greenway Plan*, and the *Roanoke Valley Area Bikeway Plan*. Residents of the Colonial Avenue corridor reaffirmed the recommendation of the *Long Range Transportation Plan* not to widen Colonial between Winding Way and Ogden Roads as the previous long-range plan had recommended.

The long-range plan is conducted by the Roanoke Valley Area Metropolitan Planning Organization (RVAMPO) under the direction of the Roanoke Valley Alleghany Regional Commission with the cooperation of several government agencies. The plan serves as a guideline for VDOT and the City for future transportation improvements. The highest priority improvements from the long range plan are included in the six year plan.

During the public workshops, residents stated the traffic congestion in this area to be their foremost concern. Residents also offered several suggestions and asked that interim measures be taken to alleviate the congestion around Colonial Avenue and Wonju Street. The City's Transportation Division researched several ideas and concluded that none were practical at present. Rather, staff feels that the entire street network from Towers to Virginia Western needs to be addressed collectively.

The Wonju extension should be assessed concurrently with improvements to Colonial Avenue and the exit ramps to and from Route 220. While no funding has been allocated to the Colonial Avenue improvements listed in the six year plan, the funding allocated to the Wonju extension offers an opportunity for a more comprehensive approach to improving the corridor. Staff will work with VDOT to determine both the optimal design of the Wonju extension and

alternatives and/or additions to the extension that might address the flow of traffic in the general vicinity.

### **Franklin Road**

New development in both the City and Roanoke County portions of Routes 220 and 419 has increased traffic on Franklin Road in recent years. Franklin Road is a major arterial street that connects to Route 419, which serves as a beltway for much of the southwestern side of the Valley. Franklin Road is also one of the City's main gateway streets, connecting to downtown via the Old Southwest neighborhood.

The LOS projections for Franklin Road show increases from Wiley Drive to Avenham Avenue, while from Route 419 in the County to Townside Road, it is projected to remain about the same. Franklin Road is in good condition, and is not currently scheduled for resurfacing or any other maintenance improvements. However, it was designed with wide lanes to move large capacities of traffic at as fast a pace as possible and as a result, speeding traffic is frequent. A potential improvement to the street would be a center landscaped median, similar to the one currently being constructed on Williamson Road. Medians serve to slow traffic, define access points and can improve a street aesthetically.

An on-street greenway connection on Franklin Road is also proposed in the Roanoke Valley Conceptual Greenway Plan. While this potential greenway has not yet been designed, future improvements on Franklin Road will be designed with consideration to it. On the more urban segments, bike lanes and sidewalks may constitute the greenway.

In addition to Colonial Avenue, bicycle lanes are proposed for all of Brandon Avenue from the City corporate limits to Franklin Road.

### **Public Transportation**

Valley Metro provides two routes that directly service the area. Routes 51/52 and 55/56 both circulate between Campbell Court bus terminal and Tanglewood Mall. Both of these routes run along Franklin Road and Colonial Avenue.

### **Infrastructure**

Franklin Road is equipped with curb and gutter. On the eastern side of the street there is a creek that is piped underneath the sidewalk from the 3100 block north. Storm drainage is a problem on this side of Franklin Road during heavy rains, as the culvert system cannot contain all of the runoff. Most of Franklin Road has sidewalks, however there is a segment that is undeveloped on both sides and does not have any sidewalk.

West of Virginia Western, Colonial Avenue and most of the streets off of it lack curb, gutter, and sidewalk. Some residents in Jefferson Hills noted that storm water runoff is a problem, particularly on Winding Way Road where many houses are below the grade of the street. While some expressed their desire to see curb and gutter improvements on Winding Way, most residents stated they did not, and would rather see some alternatives to curb and gutter. Since many homes in this area are below the grade of the street, installing curb will not

impede runoff. During heavy rains, precipitation will bounce off the pavement and over the curb. The pavement is impervious, and curbs are not substantial enough to block a large amount of water. Some lots in the neighborhood have drainage ditches; however the grade of many lots is too steep for them.

Recently in Jefferson Hills, curb and gutter improvements were installed on Dogwood Lane, Forest and Heritage Roads. There is some standard curb, but most of the improvements are rolling curb; a concrete bevel slightly below the grade of the street curved in the middle to channel water.

The design guidelines of *Vision 2001-2020* call for suburban neighborhoods to be developed in the future with urban features, which include curb, gutter and sidewalk improvements. However, given the existing suburban development and rolling topography in this area, curb, gutter and sidewalk improvements may actually exacerbate drainage problems and would be very costly in these low density areas.

Future curb, gutter and sidewalk improvements in the area should be based upon the following guidelines:

1. Arterial streets – all arterial streets should be equipped with curb, gutter and sidewalk
2. Infill development on existing streets – no curb, gutter or sidewalk should be installed in existing single-family developments
3. New subdivisions – all new developments will have curb, gutter and sidewalk

### **Infrastructure Issues**

- Congested traffic, especially at Wonju Street, on Colonial Avenue between Brandon Avenue and Virginia Western, including exit ramps to and from Route 220
- Increased traffic from Virginia Western Community College
- Storm water drainage

### **Infrastructure Policies**

- **Streetscapes:** Streetscapes should be well maintained, attractive and functional for pedestrian, bicycle and motor traffic
- **Connectivity:** The connectivity of streets and the grid street system should be promoted and maintained
- **Street width:** Streets should be kept at the minimum width necessary to accommodate vehicular traffic and on-street parking
- **Curb, gutter and sidewalk Improvements:** New developments and arterial and collector streets should have urban amenities such as sidewalks and curb and gutter and appropriate species of trees should also be planted along streetscapes.
- **Stormwater Drainage:** Stormwater runoff should be mitigated as much as possible through improvements that are consistent with the character of the neighborhood.

### **Infrastructure Actions**

- **Wonju Extension:** Examine all design possibilities to improve Colonial Avenue and Wonju Street, including VDOT's proposed extension of Wonju Street to Brandon Avenue in the draft Six Year Plan. This improvement is the highest priority of this plan.
- **Colonial Avenue:** Improve Colonial Avenue between Towers Shopping Center and Virginia Western Community College as prescribed in the Long Range Transportation Plan. This improvement will be undertaken after, or in conjunction with, the Wonju extension.
- **Franklin Road:** Evaluate a center median in sections of Franklin Road to control access, improve functioning and create a more attractive street.
- **Traffic Signals:** Evaluate traffic signal at McNeil Road and Colonial Avenue, and consider the possibility of signals at Winding Way Road and Colonial Avenue, and Twenty-Third Street and Brandon Avenue.
- **Curb, gutter and sidewalk Improvements:** Determine the need for improvements based on the following:
  - Arterial streets – all arterial streets should be equipped with curb, gutter and sidewalk
  - Infill development on existing streets – no curb, gutter or sidewalk should be installed in existing single-family developments
  - New subdivisions – all new developments will have curb, gutter and sidewalk
- **Stormwater Management:** Alleviate stormwater runoff as much as possible through alternatives to curb and gutter.

## **Public Services**

### **Police**

Review of recent data indicates that crime is not an overriding concern. Of the City's 14 police districts, the two (3 and 9) that comprise the area received the third and fourth least calls for service during the last fiscal year. Animal offenses, disorderly conduct, and larceny comprise the most frequent calls for service to the police department.

### **Fire/EMS**

Fire Station Numbers 7 and 8 are close to the area. Number 7 is located at 1742 Memorial Avenue, S.W., and Number 8 is the closest at 2328 Crystal Springs Avenue, S.W.

Station Number 7 houses an engine and a ladder. Station Number 8 houses an engine. The Fire/EMS Strategic Business Plan recommends future improvements to both stations to continue their operation in their current locations for the foreseeable future.

### **Public Services Issues**

- Lack of neighborhood organizations to communicate with the Police
- Improvements to fire stations

### **Public Services Policies**

- Police officers should keep neighborhood residents informed of any occurrence of crime in the area
- Fire/EMS stations should be outfitted to provide the most efficient service possible

### **Public Services Actions**

- Establish neighborhood contact persons with Neighborhood Services and the Police Department to open communication between the City and the neighborhoods regarding crime prevention
- Improve Fire/EMS Station Numbers 7 and 8 per the recommendations of the Fire/EMS Strategic Business Plan

### **Environment and Quality of Life**

Commercial development has brought a lot of services to the area, yet at the same time has brought more traffic and has diminished the quality of some of the residential areas. The main single-family residential areas that adjoin commercial development are west of Towers on Colonial Avenue, and Beechwood Drive and Roberts Road off of Franklin Road. The concentration of apartments off of Townside Road also abuts commercial development on Franklin Road, however such multifamily development is better suited close to a commercial corridor than single-family subdivisions.

In several areas the natural environment seems far removed from the strip commercial development of Franklin Road and Route 220. The Jefferson Hills and Fralin Park neighborhoods are both situated on undulating terrain and surrounded by healthy forest with a mature tree canopy. The neighborhoods off of Duke of Gloucester Street are also perched atop plateaus that offer clear mountain views in each direction.

Overall, the concern of residents in the area and their appreciation of their neighborhoods and surroundings indicate that it is a desirable place to live. Defining the boundaries of commercial zoning to prevent encroachment into neighborhoods, increasing the ability to walk to neighborhood destinations, and improving traffic conditions are essential to maintaining the high quality of life in the area.

### **Parks and Recreation**

There are several parks adjacent to the area. These include Fishburn, Rivers Edge, and Wasena/Smith. In addition, open space and recreational facilities are available at James Madison Middle School. Fishburn Park on Brambleton Avenue has two tennis courts, hiking trails and a lot of green space. Rivers Edge Park lies just to the north along Franklin Road and Reserve Avenue. This park is used heavily and features tennis courts, soccer and football fields, a softball diamond, playground and a comfort station (a restroom and water fountain). In addition, the Department of Parks and Recreation's main office is on Reserve Avenue and houses the Rocwood climbing gymnasium.

Wasena and Smith Parks are off of Wiley Drive a short distance from Rivers Edge. Wasena Park includes amenities for recreational activities (softball, basketball, tennis, etc.), playgrounds, picnic tables, a comfort station (a restroom and water fountain) and a scenic drive. In addition, the park offers biking, jogging, walking, and fishing opportunities. The general public and various organizations frequently use it as a venue for cookouts and parties, while the Department of Parks and Recreation hosts league softball games and other sporting events there. Located adjacent to Wasena Park, Smith Park is a 10-acre community park. The facility includes a picnic shelter with restrooms, a large playground structure, and a small memorial garden.



## **Greenways**

Greenways are corridors of protected open space managed for conservation, recreation and non-motorized transportation. Greenway trails vary in their makeup; some are paved, while others are cleared paths in the environment. As vegetated linear parks, greenways provide tree cover, wildlife habitat, and riparian buffers to protect streams. The trails within the greenways provide access between neighborhoods and destination points, opportunity to travel without an automobile, outdoor education classrooms, and close-to-home paths for walking, jogging, bicycling, and rollerblading.

The *Roanoke Valley Conceptual Greenway Plan* features three routes in the area; Route 419/Electric Road, US 220, and Murray Run. The Murray Run Greenway is an off-road bicycle/pedestrian route that follows along the Murray Run creek until it intersects with the Roanoke River Greenway. Portions of the Murray Run Greenway have been completed around Fishburn, Shrine Hill, and Woodland Parks, and the Patrick Henry High School campus.

The Route 419/Electric Road Greenway is proposed as an on-road bicycle/pedestrian facility that would run along Franklin Road from Electric Road to the Roanoke River. The US 220 Greenway would also be an off-road bicycle/pedestrian route that intersects with the Roanoke River.

## **Schools and Libraries**

Fishburn Park Magnet Elementary School and James Madison Middle School are both on the same campus at Colonial Avenue and Overland Road. The north campus of Virginia Western Community College is adjacent to both of these schools, with the south campus on the opposite side of Colonial Avenue.

Fishburn Park is an environmental education magnet school. The school has achieved full accreditation in the state's Standards of Learning (SOL) since 2000. James Madison Middle School is the first fully SOL-accredited middle school in the City of Roanoke, and has been fully accredited for four consecutive years.

Virginia Western is a two-year institution of higher education with seven academic divisions operating under the statewide system of community colleges. The service region of the college includes Roanoke, Salem, Roanoke County, Craig County, southern Botetourt County, and northern Franklin County. Classes are also offered at off-campus locations in the area, including the Higher Education Center in downtown Roanoke. The college was established in 1966 and has grown from an initial enrollment of 1,352 students to its current enrollment of over 8,860 in the fall of 2002.

The Downtown and Raleigh Court libraries are the branches nearest to the area. The Raleigh Court Library Branch features several monthly programs such as *Preschool Storytime* for ages 3-5, which includes activities like stories, crafts, and fingerplays, and the *Tuesday Night Book Club*, which discusses books on a variety of topics. The Library also has the *Friends of the Raleigh Court Branch*

*Library*, a citizen group that plans fundraisers and provides support for library events.

### **Quality of Life Issues**

- Maintaining both a high quality of life for residents and a concentration of commercial services
- Improved access to recreational facilities

### **Quality of Life Policies**

- **Commercial/Industrial Development:** Commercial and industrial development should be economically viable without threatening the environment and high quality of life of the area.
- **Recreation:** Neighborhood and area parks should provide adequate recreational facilities for residents
- **Greenways:** The greenway routes of the *Roanoke Valley Conceptual Greenway Plan* should be developed to enhance the quality of life in the area.

### **Quality of Life Actions**

- **Zoning:** Establish commercial boundaries in the update of the zoning ordinance
- **Recreation:** Maintain and enhance access to recreation resources
- **Greenways:** Continue development of greenway routes in the area

### Actions, Time Frames, Participants, and Potential Funding

Actions	Year						Lead Agency	Potential Funding Sources
	1	2	3	4	5	Ongoing		
Zoning Changes		•					PBD	PBD Operating Budget
Wonju St Extension*						•	VDOT	VDOT
Install curb, gutter, sidewalk and bike lanes on Colonial Avenue**					•		VDOT	VDOT, Tea-21, Bond, PW capital account
Evaluate Potential Improvements on Colonial Avenue			•				PW	PW capital account
Evaluate Potential Improvements on Franklin Road					•		PW	PW capital account
Install curb, gutter, and sidewalk on arterial streets					•		PW	Tea-21, Bond, PW capital account
Establish neighborhood contact persons with Neighborhood Services & Police Department	•						HNS, PD	n/a
Improve Fire/EMS Station Numbers 7 and 8						•	Fire/EMS	GS Operating Budget
Complete Murray Run Greenway		•					P&R	Tea-21, P&R Operating Budget

\*Included in VDOT 6 year plan and fully funded, still subject to public review of design proposals

\*\*Included in VDOT 6 year plan, but not funded

#### Abbreviations:

Fire/EMS = Department of Fire and Emergency & Medical Services

GS = Department of General Services

HNS = Department of Housing and Neighborhood Services

P&R = Department of Parks and Recreation

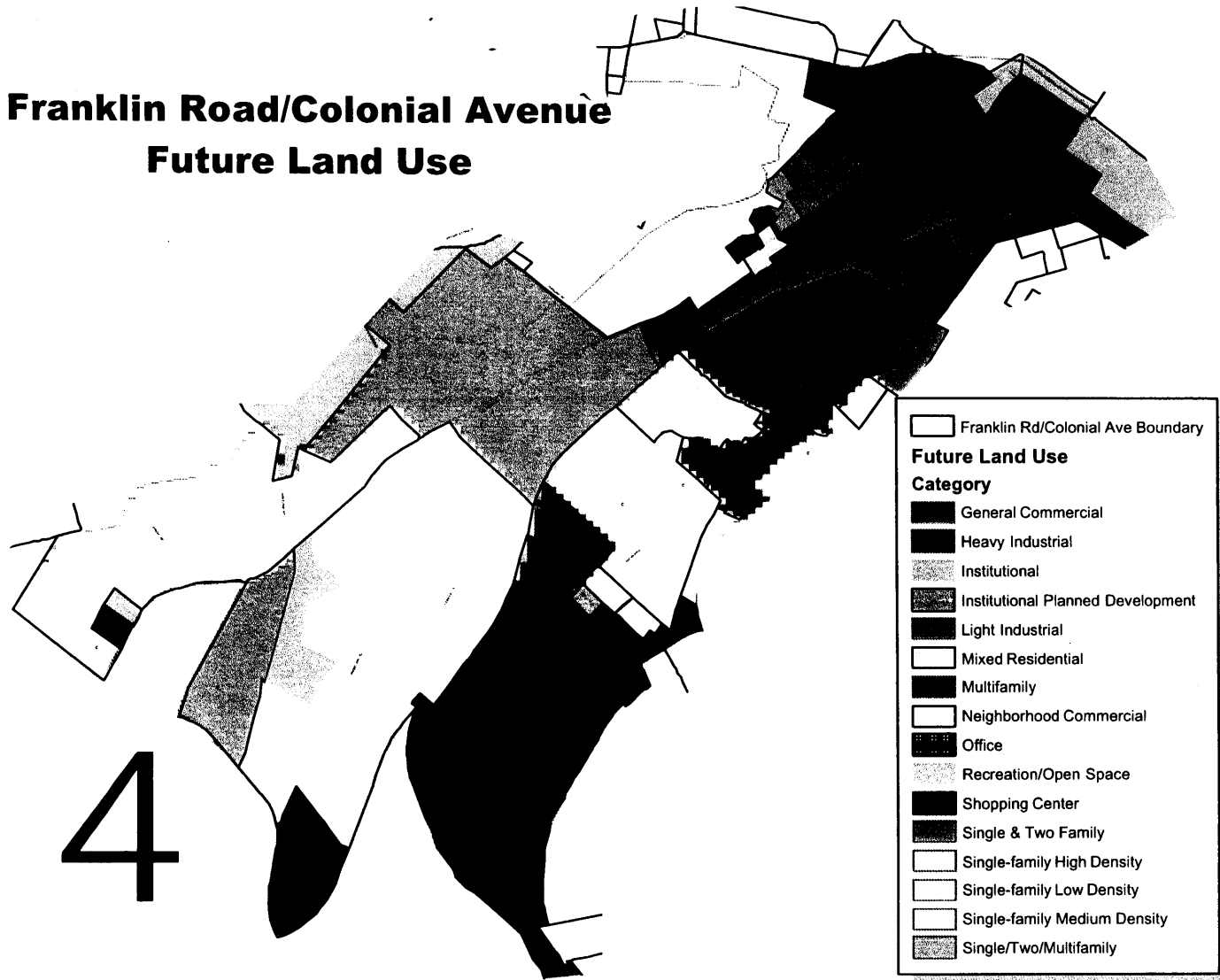
PBD = Planning Building and Development

PD = Police Department

PW = Department of Public Works

VDOT = Virginia Department of Transportation

# Franklin Road/Colonial Avenue Future Land Use



SJT  
5/2/04

## IN THE COUNCIL OF THE CITY OF ROANOKE, VIRGINIA,

AN ORDINANCE approving the Franklin Road/Colonial Avenue Area Plan, and amending Vision 2001 - 2020, the City's Comprehensive Plan, to include the Franklin Road/Colonial Avenue Area Plan; and dispensing with the second reading of this ordinance by title.

WHEREAS, the Franklin Road/Colonial Avenue Area Plan (the "Plan") was presented to the Planning Commission;

WHEREAS, the Planning Commission held a public hearing on May 20, 2004, and recommended adoption of the Plan and amending Vision 2001 - 2020, the City's Comprehensive Plan (the "Comprehensive Plan"), to include such Plan; and

WHEREAS, in accordance with the provisions of §15.2-2204, Code of Virginia (1950), as amended, a public hearing was held before this Council on Monday, June 21, 2004, on the proposed Plan, at which hearing all citizens so desiring were given an opportunity to be heard and to present their views on such amendment.

THEREFORE, BE IT ORDAINED by the Council of the City of Roanoke as follows:

1. That this Council hereby approves the Franklin Road/Colonial Avenue Area Plan and amends Vision 2001- 2020, the City's Comprehensive Plan, to include the Franklin Road/Colonial Avenue Area Plan as an element thereof.

2. That the City Clerk is directed to forthwith transmit attested copies of this ordinance to the City Planning Commission.

3. Pursuant to the provisions of Section 12 of the City Charter, the second reading of this ordinance by title is hereby dispensed with.

ATTEST:

City Clerk.



**CITY OF ROANOKE**  
**PLANNING BUILDING AND DEVELOPMENT**

215 Church Avenue, S.W., Room 166  
Roanoke, Virginia 24011  
Telephone: (540) 853-1730 Fax: (540) 853-1230  
E-mail: [planning@ci.roanoke.va.us](mailto:planning@ci.roanoke.va.us)

Architectural Review Board  
Board of Zoning Appeals  
Planning Commission

June 21, 2004

Honorable Ralph K. Smith, Mayor  
Honorable C. Nelson Harris, Vice Mayor  
Honorable William D. Bestpitch, Council Member  
Honorable M. Rupert Cutler, Council Member  
Honorable Alfred T. Dowe, Jr., Council Member  
Honorable Beverly T. Fitzpatrick, Jr., Council Member  
Honorable Linda F. Wyatt, Council Member

Dear Mayor Smith and Members of City Council:

Subject: Request from the City of Roanoke that a portion of a 15' alley adjacent to a parcel of land bearing Official Tax No. 1011306 be permanently vacated, discontinued and closed.

Planning Commission Action:

Planning Commission public hearing was held on Thursday, June 17, 2004, and the request was approved by a vote of 7-0.

Background:

The petitioner requests closure and vacation of an approximately 32.5 square foot portion of unimproved alley between 3<sup>rd</sup> and 4<sup>th</sup> Streets, S.W. The petitioner owns the only adjoining parcel, Official Tax No. 1011306.

Considerations:

The subject portion of alley is surrounded by properties zoned C-3, Central Business District. A combination of office and institutional uses comprise the 300 blocks of Church and Campbell Avenues.

The area is served by public utilities. Staff received comments from the Water Division of the Department of Public Works who advised that there is a sewer line in the alley. Staff received comments from American Electric Power (AEP), Verizon and Roanoke Gas, all of whom stated no objection to the request provided a utility easement is maintained.

The petitioner plans to construct a concrete pad to support a dumpster that serves the Police Department's building at Official Tax No. 1011306. The

subject portion of alley is not improved. The width of the alley is approximately 15 feet with only 10 feet paved. The proposed vacation of, and subsequent construction in, the subject portion of alley will not limit or deny vehicular access to the alley. The petitioner has indicated that construction of the concrete pad will temporarily close the alley to through traffic. The petitioner has also stated that all vehicular use of the alley will be restored upon completion of construction.

Staff received no comments in opposition to this request.

Recommendation:

By a vote of 7-0, the Planning Commission recommended approval of the petitioner's request to vacate, discontinue and close the portion of alley, subject to the conditions listed below and not be charged for this portion of right-of-way.

- A. The applicant shall submit a subdivision plat to the Agent for the Planning Commission, receive all required approvals of, and record the plat with the Clerk of the Circuit Court for the City of Roanoke. Said plat shall combine all properties which would otherwise dispose of the land within the right of way to be vacated in a manner consistent with law, and retain appropriate easements for the installation and maintenance of any and all existing utilities that may be located within the right-of-way, including the right of ingress and egress.
- B. Upon meeting all other conditions to the granting of the application, the applicant shall deliver a certified copy of this ordinance for recordation to the Clerk of the Circuit Court of Roanoke, Virginia, indexing the same in the name of the City of Roanoke, Virginia, as Grantor, and in the name of the petitioner, and the names of any other parties in interest who may so request, as Grantees. The applicant shall pay such fees and charges as are required by the Clerk to effect such recordation.
- C. Upon recording a certified copy of this ordinance with the Clerk of the Circuit Court of the City of Roanoke, Virginia, the applicant shall file with the Engineer for the City of Roanoke, Virginia, the Clerk's receipt, demonstrating that such recordation has occurred.
- D. If the above conditions have not been met within a period of one year from the date of adoption of this ordinance, then said ordinance shall be null and void with no further action by City Council being necessary.



Respectfully submitted,

A handwritten signature in black ink, reading "Robert B. Manetta". The signature is fluid and cursive, with a small "RBT" monogram at the end.

Robert B. Manetta, Chairman  
Roanoke City Planning Commission

attachment

cc: Darlene L. Burcham, City Manager  
Rolanda Russell, Assistant City Manager for Community Development  
William M. Hackworth, City Attorney  
Steven J. Talevi, Assistant City Attorney

1011304

1011306

1011309

C-3

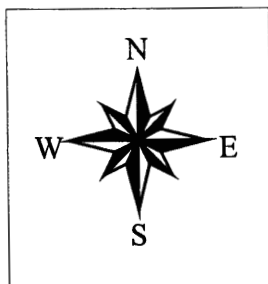
C-3

1011320

1011319

1011318

1011317



### Closure of Portion of Alley adjacent to Tax no. 1011306



Portion subject to closure



Zoning Districts

IN THE COUNCIL OF THE CITY OF ROANOKE, VIRGINIA

IN RE:

APPLICATION OF THE CITY OF )  
ROANOKE FOR VACATION OF A )  
PORTION OF AN ALLEY )

APPLICATION FOR VACATING,  
DISCONTINUING AND CLOSING  
A PORTION OF AN ALLEY

MEMBERS OF CITY COUNCIL:

(1) The City of Roanoke ("Petitioner") applies to have a portion of a public alley permanently vacated, discontinued and closed pursuant to Virginia Code Section 15.2-2006, and Section 30-14, Code of the City of Roanoke (1979), as amended. This public right-of-way is more particularly described on the attached map (Exhibit A) and as follows: A portion of a fifteen foot (15') alley adjacent to Tax Parcel 1011306 containing approximately 32.5 s.f., extending approximately 2.9' in a southerly direction from the property line. The total area is shown on Exhibit A and will be accurately defined on a plat of survey to be required as a condition of closure.

(2) The adjacent property is owned by the City of Roanoke. Following closure of this portion of the alley, the City intends to install a concrete pad to support a dumpster for the new police facility. Closure of this portion of right-of-way will have no adverse effect on any property or owner. Vehicular traffic will be restored after completion of construction.

(3) A list of the property owners whose lots border or abut the subject alley is attached as Exhibit B.

WHEREFORE, the City of Roanoke respectfully requests that the above-described right-of-way be permanently vacated, discontinued and closed by the Council of the City of Roanoke in accordance with Sections 15.2-2006, and 15.2-2008, Code of Virginia, (1950), as amended, and Section 30-14, Code of the City of Roanoke (1979), as amended.

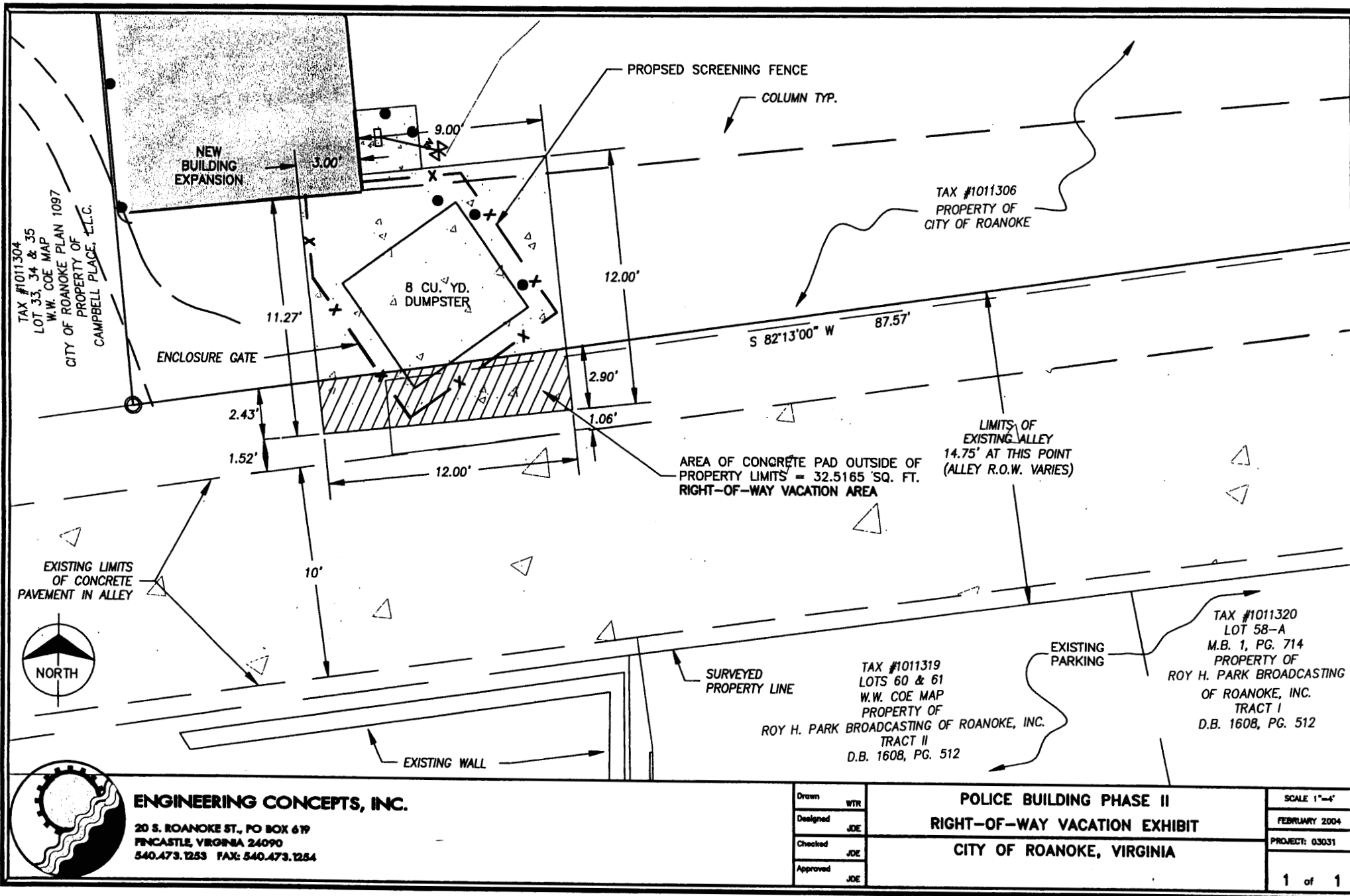
Date: 4/1/04

Respectfully submitted,



Darlene L. Burcham  
City Manager

# Exhibit "A"



LIST OF ADJACENT PROPERTY OWNERS

<u>Tax Number</u>	<u>Owner</u>	<u>Address</u>
1011306	City of Roanoke	215 Church Avenue, SW Roanoke, VA 24011

551  
6/2/04

IN THE COUNCIL OF THE CITY OF ROANOKE, VIRGINIA,

AN ORDINANCE permanently vacating, discontinuing and closing a certain public right-of-way in the City of Roanoke, Virginia, as more particularly described hereinafter; and dispensing with the second reading by title of this ordinance.

WHEREAS, City of Roanoke filed an application to the Council of the City of Roanoke, Virginia, in accordance with law, requesting the Council to permanently vacate, discontinue and close the public right-of-way described hereinafter;

WHEREAS, the City Planning Commission, after giving proper notice to all concerned as required by §30-14, Code of the City of Roanoke (1979), as amended, and after having conducted a public hearing on the matter, has made its recommendation to Council;

WHEREAS, a public hearing was held on such application by the City Council on June 21, 2004, after due and timely notice thereof as required by §30-14, Code of the City of Roanoke (1979), as amended, at which hearing all parties in interest and citizens were afforded an opportunity to be heard on such application;

WHEREAS, it appearing from the foregoing that the land proprietors affected by the requested closing of the subject public right-of-way have been properly notified; and

WHEREAS, from all of the foregoing, the Council considers that no inconvenience will result to any individual or to the public from permanently vacating, discontinuing and closing such public right-of-way.

THEREFORE, BE IT ORDAINED by the Council of the City of Roanoke, Virginia, that the public right-of-way situate in the City of Roanoke, Virginia, and more particularly described as follows:

That certain 32.5 square foot portion of a 15' alley between 3<sup>rd</sup> and 4<sup>th</sup> Streets, S.W., adjacent to a parcel of land bearing Official Tax No. 1011306,

be, and is hereby permanently vacated, discontinued and closed, and that all right and interest of the public in and to the same be, and hereby is, released insofar as the Council of the City of Roanoke is empowered so to do with respect to the closed portion of the right-of-way, reserving however, to the City of Roanoke and any utility company or public authority, including, specifically, without limitation, providers to or for the public of cable television, electricity, natural gas or telephone service, an easement for sanitary sewer and water mains, television cable, electric wires, gas lines, telephone lines, and related facilities that may now be located in or across such public right-of-way, together with the right of ingress and egress for the maintenance or replacement of such lines, mains or utilities, such right to include the right to remove, without the payment of compensation or damages of any kind to the owner, any landscaping, fences, shrubbery, structure or any other encroachments on or over the easement which impede access for maintenance or replacement purposes at the time such work is undertaken; such easement or easements to terminate upon the later abandonment of use or permanent removal from the above-described public right-of-way of any such municipal installation or other utility or facility by the owner thereof.

BE IT FURTHER ORDAINED that the applicant shall submit to the Subdivision

Agent, receive all required approvals of, and record with the Clerk of the Circuit Court for the City of Roanoke, a subdivision plat, with such plat combining all properties which would otherwise be landlocked by the requested closure, or otherwise disposing of the land within the right-of-way to be vacated in a manner consistent with law, and retaining appropriate easements, together with the right of ingress and egress over the same, for the installation and maintenance of any and all existing utilities that may be located within the right-of-way.

BE IT FURTHER ORDAINED that the applicant shall, upon meeting all other conditions to the granting of the application, deliver to the Clerk of the Circuit Court of the City of Roanoke, Virginia, a certified copy of this ordinance for recordation where deeds are recorded in such Clerk's Office, indexing the same in the name of the City of Roanoke, Virginia, as Grantor, and in the name of the Petitioner, and the names of any other parties in interest who may so request, as Grantees, and pay such fees and charges as are required by the Clerk to effect such recordation.

BE IT FURTHER ORDAINED that the applicant shall, upon a certified copy of this ordinance being recorded by the Clerk of the Circuit Court of the City of Roanoke, Virginia, where deeds are recorded in such Clerk's Office, file with the City Engineer for the City of Roanoke, Virginia, the Clerk's receipt, demonstrating that such recordation has occurred.

BE IT FURTHER ORDAINED that if the above conditions have not been met within a period of twelve (12) months from the date of the adoption of this ordinance, then such ordinance shall be null and void with no further action by City Council being necessary.



BE IT FINALLY ORDAINED that pursuant to the provisions of Section 12 of the City Charter, the second reading of this ordinance by title is hereby dispensed with.

ATTEST:

City Clerk.



Gloria P. Manns, Chairman  
 Ruth C. Willson, Vice Chairman  
 William H. Lindsey

Alvin L. Nash  
 Robert J. Sparrow  
 Kathy G. Stockburger

David B. Trinkle, M.D.  
 E. Wayne Harris, Ed.D., Superintendent  
 Cindy H. Lee, Clerk of the Board

Roanoke  
 City School Board P.O. Box 13145, Roanoke, Virginia 24031 • 540-853-2381 • Fax: 540-853-2951

June 21, 2004

The Honorable Ralph K. Smith, Mayor  
 and Members of Roanoke City Council  
 Roanoke, VA 24011

Dear Members of Council:

As the result of official School Board action at its meeting on May 27, the Board respectfully requests City Council to approve the supplemental appropriation request of \$4,049,545.00 in State funds approved by the General Assembly. The increase in the State revenue categories are the result of actions taken by the Virginia General Assembly subsequent to the passage of the City and School budgets by City Council. The additional funds will be used to provide for the payment of Comprehensive Services Act costs, the addition of 31.0 full-time equivalent positions, the addition of seven pre-school classes, the implementation of funds for discipline/safety, an increase in the capital project debt reserve, the increase of employee health insurance premiums, and an increase of 2.0% in the employee salary pay scales.

Thank you for your approval of this request.

Sincerely,

Cindy H. Lee, Clerk

re

cc: Mrs. Gloria P. Manns  
 Dr. E. Wayne Harris  
 Mr. Richard L. Kelley  
 Mr. Kenneth F. Mundy

Mrs. Darlene Burcham  
 Mr. William M. Hackworth  
 Mr. Jesse A. Hall  
 Mr. Paul Workman (with  
 accounting details)



# CITY OF ROANOKE

## DEPARTMENT OF FINANCE

215 Church Avenue, S.W., Room 461

P.O. Box 1220

Roanoke, Virginia 24006-1220

Telephone: (540) 853-2821

Fax: (540) 853-6142

**JESSE A. HALL**

**Director of Finance**

email: jesse\_hall@ci.roanoke.va.us

**ANN H. SHAWVER**

**Deputy Director**

email: ann\_shawver@ci.roanoke.va.us

June 21, 2004

The Honorable Ralph K. Smith, Mayor  
 The Honorable C. Nelson Harris, Vice Mayor  
 The Honorable William D. Bestpitch, Council Member  
 The Honorable M. Rupert Cutler, Council Member  
 The Honorable Alfred T. Dowe, Jr., Council Member  
 The Honorable Beverly T. Fitzpatrick, Jr., Council Member  
 The Honorable Linda F. Wyatt, Council Member

Dear Mayor Smith and Members of City Council:

As the result of official School Board action at its meeting on May 27, the Board respectfully requests City Council to approve the supplemental appropriation request of \$4,049,545.00 in State funds approved by the General Assembly. The increase in the State revenue categories are the result of actions taken by the Virginia General Assembly subsequent to the adoption of the City and School budgets by City Council. The additional funds will be used to provide for the payment of Comprehensive Services Act costs, the addition of 31.0 full-time equivalent positions, the addition of seven pre-school classes, the implementation of funds for discipline/safety, an increase in the capital project and debt reserve, the increase of employee health insurance premiums, and an increase of 2.0% in the employee salary pay scales. The salary increase brings the raises for teachers and administrators from 3.0% to 5.0% and classified employees from 3.25% to 5.25%.

We recommend that you concur with this report of the School Board and adopt the attached budget ordinance.

Sincerely,

A handwritten signature in cursive script that reads "Jesse A. Hall".

Jesse A. Hall  
 Director of Finance

JAH/ctg

Attachment

c: Darlene L. Burcham, City Manager  
 William M. Hackworth, City Attorney  
 Mary F. Parker, City Clerk  
 E. Wayne Harris, Superintendent of City Schools  
 Sherman M. Stovall, Director of Management and Budget

AHS

## IN THE COUNCIL OF THE CITY OF ROANOKE, VIRGINIA

AN ORDINANCE to appropriate funding approved by the General Assembly and to decrease the funding from the City, amending and reordaining certain sections of the 2004-2005 School Fund Appropriations, and dispensing with the second reading by title of this ordinance.

BE IT ORDAINED by the Council of the City of Roanoke that the following sections of the 2004-2005 School Fund Appropriations be, and the same are hereby, amended and reordained to read and provide as follows:

Appropriations	
Instructions	\$ 2,444,090
Administrative Services	246,820
Attendance & Health Services	114,788
Transportation Services	144,823
Operation & Maintenance of Plant	316,464
Capital Outlay	382,560
Debt Services	400,000
Revenues	
Grants-in-Aid Commonwealth	3,022,732
State Sales Tax (ADM)	1,231,568
Transfer from General Fund	(204,755)

Pursuant to the provisions of Section 12 of the City Charter, the second reading of this ordinance by title is hereby dispensed with.

ATTEST:

City Clerk.



## CITY OF ROANOKE OFFICE OF THE CITY MANAGER

Noel C. Taylor Municipal Building  
215 Church Avenue, S.W., Room 364  
Roanoke, Virginia 24011-1591  
Telephone: (540) 853-2333  
Fax: (540) 853-1138  
CityWeb: [www.roanokegov.com](http://www.roanokegov.com)

June 21, 2004

Honorable Ralph K. Smith, Mayor  
Honorable C. Nelson Harris, Vice Mayor  
Honorable William D. Bestpitch, Council Member  
Honorable M. Rupert Cutler, Council Member  
Honorable Alfred T. Dowe, Jr., Council Member  
Honorable Beverly T. Fitzpatrick, Jr., Council Member  
Honorable Linda F. Wyatt, Council Member

Dear Mayor Smith and Members of City Council:

Subject: Authorization for Issuance  
of Bonds

### Background:

On May 13, 2004, City Council approved a resolution endorsing the update to FY 2005-2009 Capital Improvement Program (CIP). The CIP provides for investment in buildings, economic development, park, school, civic facility and infrastructure related projects.

As discussed during meetings of the Budget and Planning Committee and during Financial Planning Work Session, bonds will be issued during the fiscal year 2004-2005 for the following projects:

▪ Police Building Phase II	\$ 6,670,000
▪ Fire-EMS Facilities	\$ 4,435,000
▪ Riverside Center for Research & Technology	\$ 5,500,000
▪ Patrick Henry High School	\$46,775,000
▪ Downtown West Parking Garage	\$ 2,000,000
▪ Civic Facilities Expansion and Renovation	\$14,300,000

Council previously authorized the issuance of bonds for the Civic Center Expansion/Renovation project and the Riverside Center for Research and Technology project, as well as a portion of the bonds for the Patrick Henry High School project.

Authorization is needed for the issuance of bonds for the Police Building Phase II, Fire/EMS Facilities, and the Downtown West Parking Garage. Authorization is also needed for additional funding in the amount of \$8,775,000 for the Patrick Henry High School Renovation/Construction project.

#### Considerations:

Funding needs to be appropriated in advance of bond issuance to award a construction contract for the Police Building Phase II project, to begin grading and site preparation work for the Fire-EMS Facilities project, for property acquisition required for the Downtown West Parking Garage Project, and for improvements that are being done outside of the exhibit hall project. These items include repairs to the plaza, waterproofing, replacement of electrical panels, relocation of electric service, location of underground utilities, relocation of the existing cooling tower, and engineering services.

City Council appropriate savings achieved from the restructuring of the Series 2004 refunding bond escrow to the financial application replacement project.

Total savings net of expenses are approximately \$764,000. As discussed during the City Council briefing of June 7<sup>th</sup>, savings of \$470,000 may be allocated to project costs in fiscal year 2004 with an additional amount of \$196,950 in fiscal year 2005. The balance of approximately \$97,000 may be allocated during fiscal year 2006 and will be included in the budget recommendations for that year.

#### Recommended Action:

Adopt the accompanying resolution to authorize the issuance of bonds for the Police Building Phase II (\$6,670,000), Fire/EMS Facilities (\$4,435,000), and Downtown West Parking Garage (\$2,000,000). Authorize the issuance of \$8,775,000 in bonds for the Patrick Henry High School Renovation/Construction project. This resolution includes a declaration of the City's intent to reimburse itself from the sale of such bonds.

#### Appropriate funding for the following projects:

▪ Police Building Phase II	\$ 6,670,000
▪ Fire-EMS Facilities	\$ 600,000
▪ Downtown West Parking Garage	\$ 600,000
▪ Civic Facilities Expansion and Renovation	\$ 2,300,000

Authorize the appropriation of savings from the escrow restructuring associated with the Series 2004 refunding bonds to the Financial

Application Replacement project as follows: \$470,000 from currently available escrow savings in fiscal year 2004 and \$196,950 from Transfer to Debt Service in FY 2005. The transfer to debt service fund may be reduced as debt service in that year is funded by the escrow savings in lieu of the General Fund transfer.

Respectfully submitted,

A handwritten signature in cursive script, appearing to read "Darlene L. Burcham".

Darlene L. Burcham  
City Manager

DLB:vst

c: William M. Hackworth, City Attorney  
Jesse A. Hall, Director of Finance  
Mary F. Parker, City Clerk  
Sherman M. Stovall, Acting Director of Management and Budget

CM04-00106

WMK  
IN THE COUNCIL OF THE CITY OF ROANOKE, VIRGINIA

**A RESOLUTION AUTHORIZING THE ISSUANCE OF TWENTY-TWO MILLION THREE HUNDRED FIFTY THOUSAND DOLLARS (\$22,350,000) PRINCIPAL AMOUNT OF GENERAL OBLIGATIONS OF THE CITY OF ROANOKE, VIRGINIA, IN THE FORM OF GENERAL OBLIGATION PUBLIC IMPROVEMENT BONDS OF SUCH CITY, OR THE REALLOCATION OF THE PROCEEDS OF GENERAL OBLIGATION PUBLIC IMPROVEMENT REFUNDING BONDS HERETOFORE ISSUED BY THE CITY, FOR THE PURPOSE OF PROVIDING FUNDS TO PAY THE COSTS OF THE ACQUISITION, CONSTRUCTION, RECONSTRUCTION, IMPROVEMENT, EXTENSION, ENLARGEMENT AND EQUIPPING OF VARIOUS CAPITAL IMPROVEMENT PROJECTS AND THE ACQUISITION AND INSTALLATION OF VARIOUS CAPITAL EQUIPMENT PROJECTS OF AND FOR SUCH CITY; FIXING THE FORM, DENOMINATION AND CERTAIN OTHER DETAILS OF SUCH BONDS; PROVIDING FOR THE SALE OF SUCH BONDS; AUTHORIZING THE PREPARATION OF A PRELIMINARY OFFICIAL STATEMENT AND AN OFFICIAL STATEMENT RELATING TO SUCH BONDS AND THE DISTRIBUTION THEREOF AND THE EXECUTION OF A CERTIFICATE RELATING TO SUCH OFFICIAL STATEMENT; AUTHORIZING THE EXECUTION AND DELIVERY OF A CONTINUING DISCLOSURE CERTIFICATE RELATING TO SUCH BONDS; AUTHORIZING AND PROVIDING FOR THE ISSUANCE AND SALE OF A LIKE PRINCIPAL AMOUNT OF GENERAL OBLIGATION PUBLIC IMPROVEMENT BOND ANTICIPATION NOTES IN ANTICIPATION OF THE ISSUANCE AND SALE OF SUCH BONDS; DELEGATING TO THE CITY MANAGER AND THE DIRECTOR OF FINANCE CERTAIN POWERS WITH RESPECT TO THE SALE AND DETERMINATION OF THE DETAILS OF SUCH BONDS AND NOTES; AND OTHERWISE PROVIDING WITH RESPECT TO THE ISSUANCE, SALE AND DELIVERY OF SUCH BONDS AND NOTES**

WHEREAS, in the judgment of the Council (the "Council") of the City of Roanoke, Virginia (the "City"), it is desirable to authorize the City to contract a debt and to authorize the issuance of \$22,350,000 principal amount of general obligations of the City, in the form of General Obligation Public Improvement Bonds of the City, or the reallocation of the proceeds of General Obligation Public Improvement Refunding Bonds heretofore issued by the City, for the purpose of providing funds to pay the costs of the acquisition, construction, reconstruction, improvement, extension, enlargement and equipping of various capital improvement projects and the acquisition and installation of various capital equipment projects of and for the City and to authorize the issuance of a like principal amount of General Obligation Public Improvement Bond Anticipation Notes in anticipation of the issuance of such Bonds;



NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF ROANOKE, VIRGINIA:

SECTION 1. (a) (i) Pursuant to Chapter 26 of Title 15.2 of the Code of Virginia, 1950, the same being the Public Finance Act of 1991 (the "Public Finance Act of 1991"), for the purpose of providing funds to pay the costs of the acquisition, construction, reconstruction, improvement, extension, enlargement and equipping of various capital improvement projects of and for the City set forth in Section 7, the City is authorized to contract a debt and to issue \$21,880,000 principal amount of general obligation bonds of the City to be designated and known as the "City of Roanoke, Virginia, General Obligation Public Improvement Bonds" (referred to herein as the "Bonds").

(ii) Pursuant to the Public Finance Act of 1991, for the purpose of providing funds to pay the costs of the acquisition and installation of various capital equipment projects of and for the City, the City is authorized to contract a debt in the form of the reallocation of \$470,000 of the proceeds of sale of the City of Roanoke, Virginia, General Obligation Public Improvement Refunding Bonds, Series 2004, dated February 1, 2004 (the "Series 2004 Refunding Bonds") issued by the City on February 25, 2004, such proceeds of sale being available for such purpose as a result of the restructuring of the advance refunding escrow created and established from the proceeds of sale of the Series 2004 Refunding Bonds and other moneys of the City.

(b) The Bonds shall be issued and sold in their entirety at one time, or from time to time in part in series, as shall be determined by the Director of Finance. There shall be added to the designation of the Bonds a series designation determined by the Director of Finance. The Bonds shall be issued in fully registered form in the denomination of \$5,000 each or any whole multiple thereof. The Bonds of a given series shall be numbered from No. R-1 upwards in order of issuance. The Bonds shall bear interest from their date payable on such date and semiannually thereafter as shall be determined by the City Manager and the Director of Finance in accordance with the provisions of Section 8 hereof. The Bonds of each series shall be issued in such aggregate principal amounts (not exceeding the aggregate principal amount specified in Section 1(a)); and shall mature on such dates and in such years (but in no event exceeding forty (40) years from their date or dates), and in the principal amount in each such year, as shall be determined by the City Manager and the Director of Finance in accordance with the provisions of Section 8 hereof. Interest on the Bonds shall be calculated on the basis of a three hundred and sixty (360) day year comprised of twelve (12) thirty (30) day months.

(c) The Bonds (or portions thereof in installments of \$5,000) shall be subject to redemption at the option of the City prior to their stated maturities, in whole or in part from time to time on any date, in such order as may be determined by the City (except that if at any time less than all of the Bonds of a given maturity are called for redemption, the particular Bonds or portions thereof in installments of \$5,000 of such maturity to be redeemed shall be selected by lot), upon payment of such redemption prices (expressed as a percentage of the principal amount of the Bonds to be redeemed), together with the interest accrued thereon to the date fixed for the

redemption thereof, as shall be determined by the City Manager and the Director of Finance in accordance with the provisions of Section 8 hereof.

(d) (i) If any Bond (or any portion of the principal amount thereof in installments of \$5,000) shall be called for redemption, notice of the redemption thereof, specifying the date, number and maturity of such Bond, the date and place or places fixed for its redemption, the premium, if any, payable upon such redemption, and if less than the entire principal amount of such Bond is to be redeemed, that such Bond must be surrendered in exchange for the principal amount thereof to be redeemed and a new Bond or Bonds issued equalling in principal amount that portion of the principal amount thereof not to be redeemed, shall be mailed not less than thirty (30) days prior to the date fixed for redemption, by first class mail, postage prepaid, to the registered owner thereof at his address as it appears on the books of registry kept by the Registrar as of the close of business on the forty-fifth (45th) day next preceding the date fixed for redemption. If notice of the redemption of any Bond shall have been given as aforesaid, and payment of the principal amount of such Bond (or the portion of the principal amount thereof to be redeemed) and of the accrued interest and premium, if any, payable upon such redemption shall have been duly made or provided for, interest thereon shall cease to accrue from and after the date so specified for the redemption thereof.

(ii) So long as the Bonds are in book-entry only form, any notice of redemption shall be given only to The Depository Trust Company, New York, New York ("DTC"), or to its nominee. The City shall not be responsible for providing any beneficial owner of the Bonds any notice of redemption.

SECTION 2. The full faith and credit of the City shall be and is irrevocably pledged to the punctual payment of the principal of and premium, if any, and interest on the Bonds as the same become due. In each year while the Bonds, or any of them, are outstanding and unpaid, the Council shall be authorized and required to levy and collect annually, at the same time and in the same manner as other taxes of the City are assessed, levied and collected, a tax upon all taxable property within the City, over and above all other taxes, authorized or limited by law and without limitation as to rate or amount, sufficient to pay when due the principal of and premium, if any, and interest on the Bonds to the extent other funds of the City are not lawfully available and appropriated for such purpose.

SECTION 3. (a) The Bonds shall be executed, for and on behalf of the City, by the manual or facsimile signatures of the Mayor and City Treasurer and shall have a facsimile of the corporate seal of the City imprinted thereon, attested by the manual or facsimile signature of the City Clerk.

(b) The Director of Finance is hereby authorized to appoint a Registrar and Paying Agent for the Bonds (the "Registrar").

(c) The Director of Finance shall direct the Registrar to authenticate the Bonds and no Bond shall be valid or obligatory for any purpose unless and until the certificate of authentication endorsed on each Bond shall have been manually executed by an authorized

signatory of the Registrar. Upon the authentication of any Bonds the Registrar shall insert in the certificate of authentication the date as of which such Bonds are authenticated as follows: (i) if a Bond is authenticated prior to the first interest payment date, the certificate shall be dated as of the date of the initial issuance and delivery of the Bonds of the series of Bonds of which such Bond is one, (ii) if a Bond is authenticated upon an interest payment date, the certificate shall be dated as of such interest payment date, (iii) if a Bond is authenticated after the fifteenth (15th) day of the calendar month next preceding an interest payment date and prior to such interest payment date, the certificate shall be dated as of such interest payment date and (iv) in all other instances the certificate shall be dated as of the interest payment date next preceding the date upon which the Bond is authenticated. In the event the Bonds of any series shall be dated as of a date other than the first day of a calendar month or the dates on which interest is payable on such series are other than the first days of calendar months, the provisions of this Section 3(c) with regard to the authentication of such Bonds and of Section 9 with regard to the form of such Bonds shall be modified as the Director of Finance shall determine to be necessary or appropriate.

(d) The execution and authentication of the Bonds in the manner set forth above is adopted as a due and sufficient authentication of the Bonds.

SECTION 4. (a) The principal of and premium, if any, on the Bonds shall be payable in such coin or currency of the United States of America as at the respective dates of payment thereof is legal tender for public and private debts at the office of the Registrar. Interest on the Bonds shall be payable by check mailed by the Registrar to the registered owners of such Bonds at their respective addresses as such addresses appear on the books of registry kept pursuant to this Section 4; *provided, however*, that so long as the Bonds are in book-entry form and registered in the name of Cede & Co., as nominee of DTC, or in the name of such other nominee of DTC as may be requested by an authorized representative of DTC, interest on the Bonds shall be paid directly to Cede & Co. or such other nominee of DTC by wire transfer.

(b) At all times during which any Bond of any series remains outstanding and unpaid, the Registrar for such series shall keep or cause to be kept at its office books of registry for the registration, exchange and transfer of Bonds of such series. Upon presentation at its office for such purpose the Registrar, under such reasonable regulations as it may prescribe, shall register, exchange or transfer, or cause to be registered, exchanged or transferred, on the books of registry the Bonds as hereinbefore set forth.

(c) The books of registry shall at all times be open for inspection by the City or any duly authorized officer thereof.

(d) Any Bond may be exchanged at the office of the Registrar for such series of Bonds for a like aggregate principal amount of such Bonds in other authorized principal sums of the same series, interest rate and maturity.

(e) Any Bond of any series may, in accordance with its terms, be transferred upon the books of registry by the person in whose name it is registered, in person or by his duly

authorized attorney, upon surrender of such Bond to the Registrar for cancellation, accompanied by a written instrument of transfer duly executed by the registered owner in person or by his duly authorized attorney, in form satisfactory to the Registrar.

(f) All transfers or exchanges pursuant to this Section 4 shall be made without expense to the registered owners of such Bonds, except as otherwise herein provided, and except that the Registrar for such series of Bonds shall require the payment by the registered owner of the Bond requesting such transfer or exchange of any tax or other governmental charges required to be paid with respect to such transfer or exchange. All Bonds surrendered pursuant to this Section 4 shall be cancelled.

(g) (i) The Bonds shall be issued in full book-entry form. One Bond representing each maturity of the Bonds will be issued to and registered in the name of Cede & Co., as nominee of DTC, as registered owner of the Bonds, and each such Bond will be immobilized in the custody of DTC. DTC will act as securities depository for the Bonds. Individual purchases will be made in book-entry form only, in the principal amount of \$5,000 or any whole multiple thereof. Purchasers will not receive physical delivery of certificates representing their interest in the Bonds purchased.

(ii) Principal, premium, if any, and interest payments on the Bonds will be made by the Registrar to DTC or its nominee, Cede & Co., as registered owner of the Bonds, which will in turn remit such payments to the DTC participants for subsequent disbursement to the beneficial owners of the Bonds. Transfers of principal, premium, if any, and interest payments to DTC participants will be the responsibility of DTC. Transfers of such payments to beneficial owners of the Bonds by DTC participants will be the responsibility of such participants and other nominees of such beneficial owners. Transfers of ownership interests in the Bonds will be accomplished by book entries made by DTC and, in turn, by the DTC participants who act on behalf of the indirect participants of DTC and the beneficial owners of the Bonds.

(iii) The City will not be responsible or liable for sending transaction statements or for maintaining, supervising or reviewing records maintained by DTC, its participants or persons acting through such participants or for transmitting payments to, communicating with, notifying, or otherwise dealing with any beneficial owner of the Bonds.

SECTION 5. (a) CUSIP identification numbers may be printed on the Bonds, but no such number shall constitute a part of the contract evidenced by the particular Bond upon which it is printed; no liability shall attach to the City or any officer or agent thereof (including any paying agent for the Bonds) by reason of such numbers or any use made thereof (including any use thereof made by the City, any such officer or any such agent) or by reason of any inaccuracy, error or omission with respect thereto or in such use; and any inaccuracy, error or omission with respect to such numbers shall not constitute cause for failure or refusal by the successful bidder to accept delivery of and pay for the Bonds in accordance with the terms of its bid. All expenses in connection with the assignment and printing of CUSIP numbers on the Bonds shall be paid by the City; *provided, however*, that the CUSIP Service Bureau charge for the assignment of such numbers shall be the responsibility of the successful bidder for the Bonds.

(b) A copy of the final legal opinion with respect to the Bonds, with the name of the attorney or attorneys rendering the same, together with a certification of the City Clerk, executed by a facsimile signature of that officer, to the effect that such copy is a true and complete copy (except for letterhead and date) of the legal opinion which was dated as of the date of delivery of and payment for the Bonds, may be printed on the Bonds.

SECTION 6. The City covenants and agrees to comply with the provisions of Sections 103 and 141-150 of the Internal Revenue Code of 1986 and the applicable Treasury Regulations promulgated thereunder throughout the term of the Bonds.

SECTION 7. The proceeds of the sale of the Bonds shall be applied to the payment of the cost of the following capital improvement projects of and for the City in substantially the following respective amounts:

<u>Purpose</u>	<u>Amount</u>
Public Building Capital Improvement Projects	\$11,105,000
Public School Capital Improvement Projects	8,775,000
Public Parking Facilities	<u>2,000,000</u>
	\$21,880,000

If any project set forth above shall require less than the entire respective amount so set forth, the difference may be applied to any of the other projects so set forth.

SECTION 8. (a) The Bonds shall be sold at negotiated or competitive sale on such date or dates and at such price or prices as shall be determined by the City Manager and the Director of Finance. In the event it is determined that the Bonds shall be sold at competitive sale, the Director of Finance is hereby authorized to prepare or cause to be prepared a Summary Notice of Sale of the Bonds and to cause such Summary Notice of Sale to be published in *The Bond Buyer*, a financial journal published in the City of New York, New York, and to prepare or cause to be prepared and distributed a Preliminary Official Statement and a Detailed Notice of Sale relating to the Bonds. In preparing the Detailed Notice of Sale relating to the Bonds, the Director of Finance is hereby authorized to provide that bids for the purchase of the Bonds may be received by electronic bidding. The City Manager and the Director of Finance (i) are hereby authorized to determine the dated date of the Bonds of each series, the dates the Bonds of each series shall mature, the dates on which interest on the Bonds shall be payable, the aggregate principal amount of the Bonds of each series and the principal amount of the Bonds of each series maturing in each year and (ii), in the event it is determined that the Bonds shall be sold at competitive sale, are hereby further authorized to receive bids for the purchase of the Bonds of each series and, without further action of this Council, to accept the bid offering to purchase the Bonds of each series at the lowest true interest cost to the City; *provided, however*, in no event shall the true interest cost with respect to the Bonds of any series exceed seven percent (7.00%). The City Manager and the Director of Finance are further authorized to fix the rates of interest to be borne by the Bonds of each maturity of each series as specified in the bid accepted by them in accordance with the immediately preceding sentence. The City Manager and the Director of

Finance are hereby authorized to determine the provisions relating to the redemption of the Bonds upon the advice of the City's financial advisor; *provided, however*, in no event shall any redemption premium payable by the City exceed two percent (2.00%).

(b) The Mayor is hereby authorized and directed to execute and deliver to the purchasers of the Bonds an Official Statement of the City relating to the Bonds, in substantially the form of the Preliminary Official Statement relating to the Bonds, after the same has been completed by the insertion of the maturities, interest rates and other details of the Bonds and by making such other insertions, changes or corrections as the Mayor, based on the advice of the City's financial advisors and legal counsel (including the City Attorney and Bond Counsel), deems necessary or appropriate; and this Council hereby authorizes the Official Statement and the information contained therein to be used by the purchasers in connection with the sale of the Bonds. The Preliminary Official Statement is "deemed final" for purposes of Rule 15c2-12 promulgated by the Securities and Exchange Commission pursuant to the Securities Exchange Act of 1934 ("Rule 15c2-12"). The City Manager and the Director of Finance are hereby authorized and directed to execute on behalf of the City and deliver to the purchasers a certificate in substantially the form to be included in the Official Statement under the caption "Certificate Concerning Official Statement".

(c) The City Manager and the Director of Finance are hereby authorized to execute and deliver to the purchasers of the Bonds a Continuing Disclosure Certificate relating to the Bonds evidencing the City's undertaking to comply with the continuing disclosure requirements of Paragraph (b)(5) of Rule 15c2-12 in such form as shall be approved by the City Manager and the Director of Finance upon advice of counsel (including the City Attorney and Bond Counsel), such approval to be conclusively evidenced by their execution thereof.

(d) All actions and proceedings heretofore taken by this Council, the City Manager, the Director of Finance and the other officers, employees, agents and attorneys of and for the City in connection with the issuance and sale of the Bonds are hereby ratified and confirmed.

SECTION 9. The Bonds, the certificate of authentication of the Registrar, and the assignment endorsed on the Bonds, shall be in substantially the forms set forth in Exhibit A attached hereto.

SECTION 10. General obligation public improvement bond anticipation notes (the "Notes") are authorized for issuance and sale by the City Manager and the Director of Finance in anticipation of the issuance of the general obligation bonds authorized for issuance herein. Such Notes shall be sold at competitive or negotiated sale at such price or prices and on such other terms and conditions as shall be determined by the City Manager and the Director of Finance. The City Manager and the Director of Finance (i) are hereby authorized to determine the dated date of the Notes of each series, the dates the Notes of each series shall mature, the dates on which interest on the Notes shall be payable, the aggregate principal amount of the Notes of each series and the principal amount of the Notes of each series maturing in each year and (ii) are hereby further authorized to receive bids for the purchase of the Notes of each series

if sold at competitive sale or proposals for the purchase of the Notes of each series if sold at negotiated sale and, without further action of this Council, to accept the bid or proposal offering to purchase the Notes of each series at the lowest true interest cost to the City; *provided, however*, in no event shall the true interest cost with respect to the Notes of any series exceed six percent (6.00%). The City Manager and the Director of Finance are further authorized to fix the rates of interest to be borne by the Notes of each maturity of each series as specified in the bid or proposal accepted by them in accordance with the immediately preceding sentence. The City Manager and the Director of Finance are hereby authorized to determine the provisions relating to the redemption of the Notes hereof upon the advice of the City's financial advisor; *provided, however*, in no event shall any redemption premium payable by the City exceed two percent (2.00%). If such Notes are offered for competitive sale, a Detailed Notice of Sale or Summary Notice of Sale shall be prepared, published and distributed in accordance with the requirements of Section 8. If such Notes are publicly offered, there may also be prepared and distributed a Preliminary Official Statement and a final Official Statement relating to such Notes in such form as shall be approved by the Director of Finance. The issuance and details of such Notes shall be governed by the provisions of Section 15.2-2628 of Title 15.2, Chapter 26, Article 2 of the Code of Virginia, 1950. The provisions of Sections 2 and 6 shall apply to such Notes to the same extent the same apply to the Bonds except, in the case of the provisions of Section 2, only to the extent such Notes are not paid from the proceeds of the Bonds or from any other available funds. Bonds in anticipation of which such Notes are issued pursuant to this Section 10 may be issued and sold in accordance with the provisions of this Resolution at any time within five (5) years of the date of issuance of the first Notes issued in anticipation of such Bonds.

SECTION 11. The Council hereby authorizes the City to make expenditures for the purpose for which the Bonds are to be issued in advance of the issuance and receipt of the proceeds of the Bonds and to reimburse such expenditures from the proceeds of the Bonds. The adoption of this Resolution shall be considered an "official intent" within the meaning of Treasury Regulation Section 1.150-2 promulgated under the Internal Revenue Code of 1986.

SECTION 12. The City Clerk is hereby directed to file a copy of this Resolution, certified by such City Clerk to be a true copy hereof, with the Circuit Court of the City of Roanoke, Virginia, all in accordance with Section 15.2-2607 of the Code of Virginia, 1950.

SECTION 13. All ordinances, resolutions and proceedings in conflict herewith are, to the extent of such conflict, repealed.

ATTEST:

City Clerk.

**EXHIBIT A**

**UNITED STATES OF AMERICA  
COMMONWEALTH OF VIRGINIA  
CITY OF ROANOKE  
GENERAL OBLIGATION PUBLIC IMPROVEMENT BOND  
SERIES \_\_\_\_\_**

**REGISTERED**

**REGISTERED**

**No. R-\_\_**

**\$ \_\_\_\_\_**

**MATURITY  
DATE:**

**INTEREST  
RATE:**

**DATE OF BOND:**

**CUSIP NO.:**

**REGISTERED OWNER: CEDE & CO.**

**PRINCIPAL SUM:**

**DOLLARS**

KNOW ALL MEN BY THESE PRESENTS, that the City of Roanoke, in the Commonwealth of Virginia (the "City"), for value received, acknowledges itself indebted and hereby promises to pay to the Registered Owner (named above), or registered assigns, on the Maturity Date (specified above) (unless this Bond shall be subject to prior redemption and shall have been duly called for previous redemption and payment of the redemption price duly made or provided for), the Principal Sum (specified above), and to pay interest on such Principal Sum on \_\_\_\_\_ and semiannually on each \_\_\_\_\_ and \_\_\_\_\_ thereafter (each such date is hereinafter referred to as an "interest payment date"), from the date hereof or from the interest payment date next preceding the date of authentication hereof to which interest shall have been paid, unless such date of authentication is an interest payment date, in which case from such interest payment date, or unless such date of authentication is within the period from the sixteenth (16th) day to the last day of the calendar month next preceding the following interest payment date, in which case from such following interest payment date, such interest to be paid until the maturity or redemption hereof at the Interest Rate (specified above) per annum, by check mailed by the Paying Agent hereinafter mentioned to the Registered Owner in whose name this Bond is registered upon the books of registry, as of the close of business on the fifteenth (15th) day (whether or not a business day) of the calendar month next preceding each interest payment date; *provided, however*, that so long as this Bond is in book-entry only form and registered in the name of Cede & Co., as nominee of The Depository Trust Company ("DTC"), or in the name of such other nominee of DTC as may be requested by an authorized representative of DTC, interest on this Bond shall be paid directly to Cede & Co. or such other nominee of DTC by wire transfer. Interest on this Bond shall be calculated on the basis of a



three hundred and sixty (360) day year comprised of twelve (12) thirty (30) day months. The principal of and premium, if any, on this Bond are payable on presentation and surrender hereof, at the office of \_\_\_\_\_, as the Registrar and Paying Agent, in the City of \_\_\_\_\_, \_\_\_\_\_. Principal of and premium, if any, and interest on this Bond are payable in any coin or currency of the United States of America which, on the respective dates of payment thereof, shall be legal tender for public and private debts.

This Bond is one of an issue of Bonds of like date, denomination and tenor except as to number, interest rate and maturity, which is issued for the purpose of providing funds to pay the costs of the acquisition, construction, reconstruction, improvement, extension, enlargement and equipping of various public improvement projects of and for the City, under and pursuant to and in full compliance with the Constitution and statutes of the Commonwealth of Virginia, including Chapter 26 of Title 15.2 of the Code of Virginia, 1950 (the same being the Public Finance Act of 1991), and resolutions and other proceedings of the Council of the City duly adopted and taken under the Public Finance Act of 1991.

The Bonds of the issue of which this Bond is one (or portions thereof in installments of \$5,000) maturing on and after \_\_\_\_\_ are subject to redemption at the option of the City prior to their stated maturities, on or after \_\_\_\_\_ in whole or in part from time to time on any date, in such order as may be determined by the City (except that if at any time less than all of the Bonds of a given maturity are called for redemption, the particular Bonds or portions thereof in installments of \$5,000 of such maturity to be redeemed shall be selected by lot), upon payment of the following redemption prices (expressed as a percentage of the principal amount of the Bonds to be redeemed), together with the interest accrued thereon to the date fixed for the redemption thereof:

Redemption Dates (Both Dates Inclusive)	Redemption Prices (Percentages of Principal Amount)
_____ to _____, _____ _____ to _____, _____ _____ and thereafter	%

If this Bond is redeemable and this Bond (or any portion of the principal amount hereof in installments of \$5,000) shall be called for redemption, notice of the redemption hereof, specifying the date, number and maturity of this Bond, the date and place or places fixed for its redemption, the premium, if any, payable upon such redemption, and if less than the entire principal amount of this Bond is to be redeemed, that this Bond must be surrendered in exchange for the principal amount hereof to be redeemed and a new Bond or Bonds issued equalling in principal amount that portion of the principal amount hereof not to be redeemed, shall be mailed not less than thirty (30) days prior to the date fixed for redemption, by first class mail, postage prepaid, to the Registered Owner hereof at his address as it appears on the books of registry kept by the Registrar as of the close of business on the forty-fifth (45th) day next preceding the date fixed for redemption. If notice of the redemption of this Bond (or the portion of the principal amount hereof to be redeemed) shall have been given as aforesaid, and payment of the principal

amount of this Bond (or the portion of the principal amount hereof to be redeemed) and of the accrued interest and premium, if any, payable upon such redemption shall have been duly made or provided for, interest hereon shall cease to accrue from and after the date so specified for the redemption hereof.

Subject to the limitations and upon payment of the charges, if any, provided in the proceedings authorizing the Bonds of the issue of which this Bond is one, this Bond may be exchanged at the office of the Registrar for a like aggregate principal amount of Bonds of other authorized principal amounts and of the same issue, interest rate and maturity. This Bond is transferable by the Registered Owner hereof, in person or by his attorney duly authorized in writing, on the books of registry kept by the Registrar for such purpose at the office of the Registrar but only in the manner, subject to the limitations and upon payment of the charges, if any, provided in the proceedings authorizing the Bonds of the series of which this Bond is one, and upon the surrender hereof for cancellation. Upon such transfer a new Bond or Bonds of authorized denominations and of the same aggregate principal amount, issue, interest rate and maturity as the Bond surrendered, will be issued to the transferee in exchange herefor.

This Bond shall not be valid or obligatory unless the certificate of authentication hereon shall have been manually signed by the Registrar.

The full faith and credit of the City are irrevocably pledged to the punctual payment of the principal of and premium, if any, and interest on this Bond as the same become due. In each year while this Bond is outstanding and unpaid, the Council of the City shall be authorized and required to levy and collect annually, at the same time and in the same manner as other taxes of the City are assessed, levied and collected, a tax upon all property within the City, over and above all other taxes, authorized or limited by law and without limitation as to rate or amount, sufficient to pay the principal of and premium, if any, and interest on this Bond to the extent other funds of the City are not lawfully available and appropriated for such purpose.

It is certified, recited and declared that all acts, conditions and things required to exist, happen or be performed precedent to and in the issuance of this Bond do exist, have happened and have been performed in due time, form and manner as required by law, and that the amount of this Bond, together with all other indebtedness of the City does not exceed any limitation of indebtedness prescribed by the Constitution or statutes of the Commonwealth of Virginia or the Charter of the City.

IN WITNESS WHEREOF, the City has caused this Bond to be executed by the manual or facsimile signatures of its Mayor and its City Treasurer; a facsimile of the corporate seal of the City to be imprinted hereon attested by the manual or facsimile signature of its City Clerk; and this Bond to be dated as of the \_\_\_\_\_ day of \_\_\_\_\_, 200\_.

CITY OF ROANOKE, VIRGINIA

[SEAL]

\_\_\_\_\_  
Mayor

Attest:

\_\_\_\_\_  
City Clerk

\_\_\_\_\_  
City Treasurer

**CERTIFICATE OF AUTHENTICATION**

This Bond is one of the Bonds delivered pursuant to the within-mentioned proceedings.

[\_\_\_\_\_] , as Registrar

By: \_\_\_\_\_  
Authorized Signatory

Date of Authentication: \_\_\_\_\_

## ASSIGNMENT

FOR VALUE RECEIVED the undersigned hereby sell(s), assign(s) and transfer(s) unto

---

(Please print or type name and address, including postal zip code of Transferee)

PLEASE INSERT SOCIAL SECURITY  
OR OTHER TAX IDENTIFYING NUMBER OF TRANSFeree:

the within Bond and all rights thereunder, hereby irrevocably constituting and appointing \_\_\_\_\_, Attorney, to transfer such Bond on the books kept for the registration thereof, with full power of substitution in the premises.

Dated: \_\_\_\_\_

Signature Guaranteed:

---

NOTICE: Signature(s) must be guaranteed by a member firm of The New York Stock Exchange, Inc. or a commercial bank or trust company.

---

(Signature of Registered Owner)

NOTICE: The signature above must correspond with the name of the Registered Owner as it appears on the face of this Bond in every particular, without alteration, enlargement or any change whatsoever.

AHS

## IN THE COUNCIL OF THE CITY OF ROANOKE, VIRGINIA

AN ORDINANCE to appropriate funding to be provided by the Series 2005 Bonds to various capital projects, amending and reordaining certain sections of the 2003-2004 Civic Facilities, Parking, Capital Projects and Department of Technology Funds Appropriations and dispensing with the second reading by title of this ordinance.

BE IT ORDAINED by the Council of the City of Roanoke that the following sections of the 2003-2004 Civic Facilities, Parking, Capital Projects and Department of Technology Funds Appropriations be, and the same are hereby, amended and reordained to read and provide as follows:

**Civic Facilities Fund**

## Appropriations

Appropriated from 2005 Bond Funds	005-550-8616-9169	\$ 2,300,000
Civic Facilities Expansion/Renovation	005-550-8620-9198	(2,300,000)

**Parking Fund**

## Appropriations

Appropriated from 2005 Bond Funds	007-540-8252-9169	600,000
Downtown West Parking Garage	007-540-8254-9197	(600,000)

**Capital Projects Fund**

## Appropriations

Appropriated from 2005 Bond Funds	008-530-9567-9169	6,670,000
Appropriated from 2005 Bond Funds	008-530-9678-9169	600,000
Police Building Phase II	008-530-9820-9825	(6,670,000)
Fire-EMS Facilities	008-530-9820-9830	(600,000)

**Department of Technology Fund**

## Appropriations

Appropriated from General Revenue	013-430-9865-9003	470,000
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## Revenues

Transfer from Debt Service Fund	013-110-1234-1193	470,000
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Pursuant to the provisions of Section 12 of the City Charter, the second reading of this ordinance by title is hereby dispensed with.

**ATTEST:**

**City Clerk.**

AHS  
IN THE COUNCIL OF THE CITY OF ROANOKE, VIRGINIA

AN ORDINANCE to appropriate funding from the escrow restructuring savings to the Financial Application Replacement Project, amending and reordaining certain sections of the 2004-2005 General and Department of Technology Funds Appropriations and dispensing with the second reading by title of this ordinance.

BE IT ORDAINED by the Council of the City of Roanoke that the following sections of the 2004-2005 General and Department of Technology Funds Appropriations be, and the same are hereby, amended and reordained to read and provide as follows:

**General Fund**

Appropriations

Transfer to Department of Technology  
Fund

001-250-9310-9513 \$ 196,950

Transfer to Debt Service Fund

001-250-9310-9512 (196,950)

**Department of Technology Fund**

Appropriations

Appropriated from General Revenue

013-430-9865-9003 196,950

Revenues

Transfer from General Fund

013-110-1234-1037 196,950

Pursuant to the provisions of Section 12 of the City Charter, the second reading of this ordinance by title is hereby dispensed with.

ATTEST:

City Clerk.



**CITY OF ROANOKE**  
**PLANNING BUILDING AND DEVELOPMENT**

215 Church Avenue, S.W., Room 166  
Roanoke, Virginia 24011  
Telephone: (540) 853-1730 Fax: (540) 853-1230  
E-mail: [planning@ci.roanoke.va.us](mailto:planning@ci.roanoke.va.us)

June 21, 2004

Architectural Review Board  
Board of Zoning Appeals  
Planning Commission

Honorable Ralph K. Smith, Mayor  
Honorable C. Nelson Harris, Vice Mayor  
Honorable William D. Bestpitch, Council Member  
Honorable M. Rupert Cutler, Council Member  
Honorable Alfred T. Dowe, Jr., Council Member  
Honorable Beverly T. Fitzpatrick, Jr., Council Member  
Honorable Linda F. Wyatt, Council Member

Dear Mayor Smith and Members of City Council:

Subject: An ordinance amending and reordaining §36.1-25 §36.1-576(b), §36.1-578, and §36.1-580 of Chapter 36.1, Zoning, of the Code of the City of Roanoke (1979), as amended; and an ordinance amending and reordaining §31-4, §31-5(b), §31-6, §31-8, §31-25, §31-26, §31-27, §31-28, §31-29, §31-32, §31-33, §31-36, §31-39, §31-54, §31-68, §31-74, §31-86, §31-104, §31-105, §31-106, §31-107, §31-122 of Chapter 31, Subdivisions, of the Code of the City of Roanoke (1979), as amended, to achieve various purposes, including amending and adding certain definitions, updating references to the state code and the City Code, adding references to the Western Virginia Water Authority, clarifying and amending the responsibilities of the agent to the Planning Commission with respect to subdivisions, and amending filing procedures with respect to subdivision plats and plans as a result of the creation of the Western Virginia Water Authority.

Planning Commission Action:

Planning Commission public hearing was held on Thursday, May 20, 2004. By a vote of 6-0 (Mr. Rife absent), the Commission recommended approval of the requested amendments.

Background:

With the implementation of the Western Virginia Water Authority scheduled for July 1, 2004, it is necessary to amend various sections of



the City Code related to Zoning and Subdivisions. These amendments, while not substantive in terms of the actual land use or development regulations, reflect the roles and responsibilities that the Western Virginia Water Authority will have in the review, processing, and approval of subdivision requests and comprehensive development plans.

Considerations:

The amendments specifically add the Authority to certain sections of the regulations because the Authority will be formed as a separate legal entity, and will take over the roles and responsibilities in the subdivision and comprehensive development plan review processes currently within the purview of the Department of Utilities. Certain definitions in the Subdivision and Zoning sections of the Code are updated to reflect the formation of the Authority. Where necessary, these amendments also update cross-references to other sections of the City Code and the Code of Virginia (1950), as amended.

Furthermore, the amendments make modifications to procedures related to the filing and processing of plans and plats, the number of copies to be distributed, and the review and approval of such plans and plats.

Recommendation:

By a vote of 6-0, the Commission recommended approval of the amendments to the Subdivision and Zoning sections of the City Code.

Respectfully submitted,

A handwritten signature in black ink, appearing to read "Robert B. Manetta". The signature is stylized with a large "R" and "M".

Robert B. Manetta, Chairman  
City Planning Commission

RBT:mpf

Attachments

cc: Darlene Burcham, City Manager  
Roland Russell, Assistant City Manager for Com. Development  
William Hackworth, City Attorney  
Steven Talevi, Assistant City Attorney

IN THE COUNCIL OF THE CITY OF ROANOKE, VIRGINIA,

AN ORDINANCE amending and reordaining §§31-4, 31-5, 31-6, 31-8, 31-25, 31-26, 31-27, 31-28, 31-29, 31-32, 31-33, 31-36, 31-39, 31-54, 31-68, 31-74, 31-86, 31-104, 31-105, 31-106, 31-107, and 31-122, of Chapter 31, Subdivisions, of the Code of the City of Roanoke (1979), as amended, to achieve various purposes, including amending and adding certain definitions, updating references to the state code and the City Code, adding references to the Western Virginia Water Authority, clarifying and amending the responsibilities of the agent to the Planning Commission with respect to subdivisions, amending filing procedures with respect to subdivision plats and plans as a result of the creation of the Western Virginia Water Authority, providing for an effective date, and dispensing with the second reading by title of this ordinance.

BE IT ORDAINED by the Council of the City of Roanoke as follows:

1. Section 31-4, Definitions, of Article I, In General, of Chapter 31, Subdivisions, of the Code of the City of Roanoke (1979), as amended, is hereby amended and reordained, by the addition of "Authority," and the amendment of the definition of the terms, "Final plat," "Preliminary plan," "Preliminary plat" and "Public utilities," and shall read and provide as follows:

§31-4. Definitions.

As used in this chapter, the following words and phrases shall have the meanings ascribed to them in this section:

\* \* \*

*Authority. The word "authority" shall mean the Western Virginia Water Authority.*

\* \* \*

Final plat. The words "final plat" shall mean that plat submitted to the agent ~~and city engineer~~ for final approval and subsequently recorded with the appropriate clerk of the court of the city.

\* \* \*

Preliminary plan. The words "preliminary plan" shall mean those documents, maps, plats and other material, as required by this chapter, that are submitted to the agent ~~and city engineer~~ for approval prior to preparation of the final plan.

Preliminary plat. The words "preliminary plat" shall mean that plat or layout of a proposed subdivision submitted as part of the preliminary plan to the agent ~~and the city engineer~~ for ~~their~~ approval prior to submission of the final plan.

Public utilities. The words "public utilities" shall mean water, gas, *sanitary* sewer, electrical and telephone lines and facilities and shall include natural or improved drainage facilities. *A reference to only one utility or several enumerated utilities shall be a list intended to be exclusive of all utilities not so named.*

\* \* \*

2. Section 31-5, Administration of chapter generally; general powers and duties of Agent, of Article I, In General, of Chapter 31, Subdivisions, of the Code of the City of Roanoke (1979), as amended, is hereby amended and reordained, by amending subsection (b), by updating a reference to the Code of Virginia (1950), as amended, and a reference to the agent's duties, to read and provide as follows:

§31-5. Administration of chapter generally; general powers and duties of agent.

\* \* \*

- (b) The agent shall perform ~~its~~ *the agent's* duties in regard to subdivisions and subdividing in accordance with this chapter and the Land Subdivision and Development Act, title ~~45-1~~ 15.2, chapter ~~44~~ 22, article ~~7~~ 6, of the Code of Virginia (1950), *as amended*.

\* \* \*

3. Section 31-6, Application of and compliance with chapter generally, of Article I, In General, of Chapter 31, Subdivisions, of the Code of the City of Roanoke (1979), as amended, is

hereby amended and reordained, by amending subsection (b), to include a reference to the authority, and by adding subsection (e), to set forth the agent's duties with respect to filings, to read and provide as follows:

§31-6. Application of and compliance with chapter generally.

\* \* \*

- (b) Whenever the owner or developer of any tract of land located within the city desires to subdivide the same, he shall submit a plat of the proposed subdivision with reference to known or permanent monuments to the agent ~~and the city engineer~~ in accordance with the requirements of this chapter. No owner or developer shall subdivide land without making and recording a plat of such subdivision in the office of the clerk of the circuit court, and no such plat of any subdivision shall be recorded unless and until it shall have been submitted to and approved by the agent and the city engineer in accordance with the regulations set forth in this chapter.

\* \* \*

- (e) *The agent shall act as the repository for the city engineer and the authority for all documents to be reviewed by the city engineer and the authority and shall forward copies of all plans and plats filed with the agent to the city engineer and the authority for review. Upon completing such review, the city engineer and the authority shall return such plans and plats to the agent.*

\* \* \*

4. Section 31-8, Lot or parcel boundary line relocation, adjustment or alteration, of Article I, In General, of Chapter 31, Subdivisions, of the Code of the City of Roanoke (1979), as amended, is hereby amended and reordained, by setting forth the parties required to agree to any changes in an interest in public utilities, to read and provide as follows:

§31-8. Lot or parcel boundary line relocation, adjustment or alteration.

The boundary lines of any existing lot or parcel may be relocated, adjusted or otherwise altered as a part of an otherwise valid and properly recorded plat of subdivision approved in conformity with the requirements of this chapter, and executed by the owner or owners of such land as provided in Section ~~15.1-477~~ 15.2-2264, Code of Virginia (1950), as amended, and section 31-31(f) of this chapter,

provided such action does not involve the relocation or alteration of any street, alley, easement for public passage, or any other public areas. No easements, *interests in land for public utilities*, or *public utility rights-of-way* shall be relocated or altered without the express written consent of all persons *or entities* holding any interest therein.

\* \* \*

5. Section 31-25, Pre-preliminary conference; sketch plan, and §31-36, Effect of recording plats as to land set apart for public use, of Article II, Procedural Requirements; Plans and Plats, §31-54, Off-tract sewerage and drainage facilities, of Article III, Required Improvements Enumerated, 31-86, In general, of Article V, Construction Standards, §31-105, Guaranty for completion of improvements, §31-106, Utility installations to be completed prior to occupancy of dwelling, and §31-107, Inspections, of Article VI, Construction Schedule, Guaranty and Inspections, of Chapter 31, Subdivisions, of the Code of the City of Roanoke (1979), as amended, are hereby amended and reordained, to include a reference to the authority, to read and provide as follows:

§31-25. Pre-preliminary conference; sketch plan.

- (a) Prior to the filing of a preliminary plat, the subdivider shall consult with the agent of the planning commission *and the authority* concerning the subdivision plans of the subdivider. It is the intent of this requirement that the subdivider may familiarize himself with the regulations of this chapter and that the agent of the planning commission, *the authority*, and such personnel of the city as may be appropriate and concerned, shall be afforded, by the subdivider, *an* opportunity to advise and assist the subdivider prior to the preparation of the preliminary plat and related material.
- (b) Prior to a pre-preliminary conference with the agent *and the authority*, the subdivider shall prepare a sketch plan showing the following information:
  - (1) Street rights-of-way.
  - (2) Other rights-of-way and easements.
  - (3) Lot lines (sketch).
  - (4) Sites, if any, for parks, schools, churches, etc.

- (5) Wooded areas, marshes and similar conditions existing on the site.
- (6) Site data:
  - a. Acreage in the tract.
  - b. Acreage in parks and other land usage.
  - c. Average lot size.
  - d. Approximate number of lots.
- (7) Sketch vicinity map showing relationship between the subdivision and the surrounding area.

\* \* \*

Sec. 31-36. Effect of recording plats as to land set apart for public use.

The recordation of plats of subdivisions of land shall operate to transfer, in fee simple, to the city such portion of the premises platted as is on such plat set apart for streets, alleys or other *similar* public uses, or for future street widening, and to transfer to the city *or to the authority* any easement indicated on such plat to create a public right of passage over the same. Nothing herein contained shall prevent the persons who set apart such land for streets and alleys, or for future street widening, or their heirs, successors and assigns, where otherwise under this chapter they have the right so to do, from erecting, installing, constructing and maintaining electric lines or conduits along or under the portions so set apart, gas lines, water lines, sanitary sewer pipes, drains and drain pipes, electric lines or conduits, when such are constructed, erected, placed, installed and maintained pursuant to the provisions of this chapter and all other applicable laws and regulations.

\* \* \*

Sec. 31-54. Off-tract sewerage and drainage facilities.

- (a) Whenever and wherever conditions, as are caused or aggravated by reason of the subdivision of land under this chapter, necessitate or require, at least in part, the provision of reasonable and necessary sewerage and drainage facilities outside the property limits of the land owned or controlled by the subdivider, the agent, ~~and~~ the city engineer, *and the authority*, may require the subdivider to pay his pro rata share of the cost of providing such facilities. Such share shall be limited to the proportion of the total estimated cost which the increased sewage flow and/or increased volume and velocity of storm water runoff to be actually caused by the subject subdivision bears to the total

estimated volume and velocity of such sewage and/or runoff from such area in its fully developed state, to be calculated in accordance with reasonable standards established by the city engineer.

- (b) No such payment shall be required until such time as the agent, ~~or~~ the city engineer, *or the authority*, shall have established a general sewer and drainage improvement program for an area having related and common sewer and drainage conditions and within which the land owned or controlled by the subdivider is located.

\* \* \*

Sec. 31-86. In general.

All subdivision improvements shall conform to standard specifications, as set forth in this chapter or elsewhere in this Code. In the event that no official or standard plan, specification or regulation has been adopted by the city regarding the installation of a particular improvement, such improvement shall conform to the plan, specification and regulation then set forth by the agent, *the city engineer*, ~~and/or the agent or the authority~~.

\* \* \*

Sec. 31-105. Guaranty for completion of improvements.

- (a) All physical improvements required by the provisions of this chapter for a subdivision, as platted, shall be installed therein and thereon at the expense of the subdivider within a reasonable length of time, not to exceed two (2) years. Pending the actual installation thereof, the subdivider shall execute and file with the city clerk, prior to approval of the final plan, an agreement to make such improvements within a designated reasonable length of time, not to exceed two (2) years, and one (1) of the following:
  - (1) For physical improvements required by the provisions of this chapter that have been completed, an attested certification to the city *and the authority* that the construction costs of all such physical improvements have been paid to the person constructing such improvements;
  - (2) A certified check or cash escrow in the amount of the estimated costs of construction of such improvements, as determined by the agent, ~~and the city engineer~~, *and the authority*;
  - (3) A personal, corporate or property bond, with surety approved by the director of finance and the city attorney, in an amount sufficient for

and conditioned upon the construction of such improvements, as determined by the agent, ~~and~~ the city engineer, *and the authority*;

- (4) A contract for the construction of such improvements and the contractor's bond, with surety approved by the director of finance and the city attorney, in an amount sufficient for and conditioned upon the completion of such contract, as determined by the agent, ~~and~~ the city engineer, *and the authority*;
- (5) A bank or savings and loan association's letter of credit on certain designated funds satisfactory as to the bank or savings and loan association and form to the city attorney and director of finance, and in an amount satisfactory to the agent, ~~and~~ the city engineer, *and the authority*.

\* \* \*

- (d) *The agreement referenced in subsection (a) shall be executed by the subdivider and either the city or the authority, or both, depending upon the identity of the entity obligated to inspect such improvements under section 31-107 of the City Code and entitled to certify the installation of such improvements under section 31-108 of the City Code. The guaranty posted by the subdivider shall be in favor of the entity, or entities, obligated to inspect such improvements under section 31-107 of the City Code and entitled to certify the installation of such improvements under section 31-108 of the City Code in such amounts as are necessary to secure the installation of the improvements.*

Sec. 31-106. Utility installations to be completed prior to occupancy of dwelling.

No dwelling within a subdivision may be occupied for dwelling purposes until all required utility installations, including the water supply and sanitary sewer systems, have been completed to the satisfaction of the city engineer, *the authority*, and the building commissioner.

Sec. 31-107. Inspections.

Periodic inspection during the installation of the physical improvements in a subdivision shall be made by a duly authorized city official *or authority official* to insure conformity with the approved plans and specifications. The subdivider shall notify the proper administrative officers when each phase of the installation is completed and ready for inspection.

\* \* \*



6. Section 31-26, Preliminary plan generally, of Article II, Procedural Requirements; Plans and Plats, of Chapter 31, Subdivisions, of the Code of the City of Roanoke (1979), as amended, is hereby amended and reordained, to include a reference to the authority, and to clarify a reference to the sketch plan, to read and provide as follows:

§31-26. Preliminary plan generally.

Whenever a subdivision is proposed to be made and before any sale of any lot or lots located in said subdivision, as a whole or any part thereof, is made, the owner or proprietor of the proposed subdivision, or his duly authorized representative, shall file a plan of the proposed subdivision with the agent for approval. The plan ~~and all procedures relating thereto should~~ *shall* be in substantial accord with the ~~pre-preliminary plan sketch plan referenced in section 31-25 of this code~~ and in all respects shall be in full compliance with the provisions of this chapter and all applicable laws and ordinances affecting or regulating the subdivision of land, the use thereof and the erection of buildings or structures thereon. The preliminary plan shall be comprised of the preliminary plat and, ~~in addition~~, all other information required by the agent, ~~or the city engineer~~, *or the authority*, to evaluate and inspect properly the proposed subdivision.

7. Section 31-27, Subdivision and contents of preliminary plat, and Section 31-32, Filing of final plat, of Article II, Procedural Requirements; Plans and Plats, of Chapter 31, Subdivisions, of the Code of the City of Roanoke (1979), as amended, is hereby amended and reordained, to increase the type and number of copies of documents needed for filing, to read and provide as follows:

Sec. 31-27. Submission and contents of preliminary plat.

Not less than ~~three (3)~~ *nine (9)* copies of the preliminary plat of a subdivision, plainly marked as such, shall be submitted to the agent showing the following:

- (1) Subdivision name.
- (2) Name and address of the record owner of the land proposed to be subdivided and the owner or proprietor of the subdivision and the surveyor.
- (3) Date, scale and north point of the map. True meridian shall be used where practicable; otherwise, the date of the magnetic bearing must be given.

- (4) The location, width and names of all existing or platted streets, easements or other public ways or public use of land for future street widening within or adjacent to the subdivision, existing permanent buildings, railroad rights-of-way, natural watercourses and other important features.
- (5) Location and names of adjoining subdivisions or names of owners of adjoining lands, together with proper legal references to the property of all respective abutting owners.
- (6) Location of all building lines and location and dimensions of all easements.
- (7) Lot lines, lot and block numbers and dimensions.
- (8) Proposed method of water supply, drainage provisions, sanitary sewer layout or other accepted sanitary plan.
- (9) Proposed use of the property to be subdivided.
- (10) All parcels of land to be dedicated for public use and the conditions of such dedication.

\* \* \*

Sec. 31-32. Filing of final plat.

- (a) The original ~~linen tracing~~ *mylar plastic* of a final subdivision plat and ~~four (4) prints on standard cloth~~ shall be submitted to the agent with other required material comprising the final plan *for approval*.

\* \* \*

8. Section 31-28, Approval or disapproval of preliminary plat, of Article II, Procedural Requirements; Plans and Plats, of Chapter 31, Subdivisions, of the Code of the City of Roanoke (1979), as amended, is hereby amended and reordained, by amending subsections (c)(1) and (c)(1)(ii), to include a reference to the authority, to clarify references to public utilities, and to update references to the City Code, to read and provide as follows:

Section 31-28. Approval or disapproval of preliminary plat.

\* \* \*

- (c) (1) The agent and the city engineer shall determine whether the proposed subdivision will be reasonably safe from flooding. If the proposed subdivision is in a floodplain district as defined in *Subdivision E, of Division 4 5, of Article IV III, of Chapter 36 36.1* of this Code, the preliminary subdivision plat shall be reviewed to assure that:

\* \* \*

- (ii) All public utilities ~~and facilities, such as sewer, gas, electrical and water systems~~ are located and constructed to minimize or eliminate flood damage.

\* \* \*

9. Section 31-29, Additional material as part of preliminary plan, of Article II, Procedural Requirements; Plans and Plats, of Chapter 31, Subdivisions, of the Code of the City of Roanoke (1979), as amended, is hereby amended and reordained, by amending subsections (a), (h) and (i), to include a reference to the authority, to increase the number and type of copies of documents needed for filing, and to update references to the City Code, to read and provide as follows:

Section 31-29. Additional material as part of preliminary plan.

In addition to the preliminary plat, the following plans, profiles, studies, maps and other material shall be submitted to the agent as part of the preliminary plan of a subdivision:

- (a) Street plan and profile. The owner or proprietors shall file with the agent, for ~~approval review, three (3)~~ *nine (9)* copies of a complete plan and profile of each street, prepared by a surveyor or engineer duly certified to perform such services. Such plan shall be drawn to a scale of fifty (50) feet to the inch and the profile shall be drawn to a horizontal scale of fifty (50) feet to the inch and a vertical scale of five (5) feet to the inch, or as otherwise allowed by the agent and the city engineer, with all elevations referred to the U.S.C. and G.S. datum. The plan shall show the existing and proposed location of the following: Drains, sanitary sewers, including all sewer laterals extended to the property lines, water mains and laterals, fire hydrants, parking spaces, if any, and all other contemplated improvements. The profile shall show the proposed center line grade of the street and alley; the size, depth and rate of grade of all required drains; and the size, location and approximate depth of

water mains. ~~Two (2)~~ *Seven (7)* copies of such plan and profile will be retained by the city (one (1) copy ~~to be filed with~~ *for* the city engineer, and one (1) copy ~~to be filed with~~ *for* the agent, *one (1) copy for the traffic engineer, one (1) copy for economic development, one (1) copy for the building commissioner, one (1) copy for solid waste management, and one (1) copy for the zoning administrator*) and the agent shall forward two (2) copies to the authority. ~~The third copy, showing all required changes, shall be returned to the owner or proprietor, who shall have the required changes made upon the original plan and profile~~ *The owner or proprietor will be supplied with review comments and must file two (2) seven (7) corrected copies, one (1) with the city engineer and one (1) with the agent (two (2) copies for the agent, one (1) copy for the building commissioner, one (1) half size copy for the development inspector, and one (1) copy for the owner or proprietor), and the agent shall forward two (2) copies to the authority.* The agent may further require cross sections of the street or alley, the same to be taken at each fifty (50) foot station, at all street intersections and any other points which may be required to properly establish the grade of the street.

\* \* \*

- (h) Erosion and sediment control plan. This plan shall indicate the methods to be utilized in minimizing potential erosion and sediment, both during construction and upon completion of the subdivision. Such plan and control methodology is to be developed in accordance with the city's erosion and sediment control ordinance, as set out in chapter ~~44~~ *11.1* of this Code. Where duplication of required information exists between this subsection and others of this section, such information need only be supplied once.
- (i) Base flood elevation data. All plans shall include one hundred (100) year flood elevation data; for all property located in floodplain districts as created by section ~~36-363~~ *36.1-362* of this Code, and shall contain such detail as may be required by the agent to determine whether the requirements of Section 31-28(c) (1) and section ~~36-362~~ *36.1-360*, et seq., of this Code will be complied with.

\* \* \*

10. Section 31-33, Approval, distribution and recording of final plat generally, of Article II, Procedural Requirements: Plans and Plats, of Chapter 31, Subdivisions, of the Code of the City of Roanoke (1979), as amended, is hereby amended and reordained, by amending subsection (b), and by the addition of subsection (c)(4), to include a reference to the city engineer, to increase the

number and type of copies of documents needed for filing, and to update references to the Code of Virginia (1950), as amended, to read and provide as follows:

Sec. 31-33. Approval, distribution and recording of final plat generally.

\* \* \*

- (b) The final subdivision plat shall be approved in writing by the agent, and *the* city engineer, if found to be in conformity with the requirements of law and of this chapter, within sixty (60) days after it has been officially submitted for approval. If the plat is disapproved, the disapproval shall be in writing, either on the plat itself or in a separate document, and specific reasons shall be given which shall relate in general terms such modifications or corrections as will permit approval of the plat. If the plat is disapproved by *either* the agent, *or the city engineer*, the subdivider shall have the right to appeal his decision to the planning commission.

If a plat is not approved or disapproved within sixty (60) days after it has been officially submitted for the approval, the subdivider may petition the circuit court of the City of Roanoke to decide whether the plat should or should not be approved, in accordance with the procedure set forth in section ~~15.1-475~~ 15.2-2259, Code of Virginia (1950), as amended.

If a plat is disapproved, and the subdivider contends that such disapproval was not properly based on the provisions of this chapter, or was arbitrary or capricious, he may appeal to the circuit court of the City of Roanoke in accordance with the provisions of section ~~15.1-475~~ 15.2-2259, Code of Virginia (1950), as amended.

- (c) After approval of a final subdivision plat, the ~~original linen tracing~~ *original mylar plastic and one (1) print* thereof shall be returned to the owner or proprietor of the subdivision for recordation in the precise form as approved. ~~Four (4) One (1) mylar plastic and ten (10) paper prints, cloth prints,~~ with recording information included thereon, shall be returned and distributed as follows:

- (1) Agent, one (1) ~~cloth print~~ *paper print*.
- (2) City Engineer, ~~two (2) one (1) cloth print~~ *mylar plastic*.
- (3) ~~Clerk of Court, one (1) cloth print (in addition to the original linen tracing)~~ *Registrar, one (1) paper copy.*
- (4) *Authority, one (1) paper copy.*

- (5) *Owner or proprietor, one (1) paper copy.*
- (6) *Schools, one (1) paper copy.*
- (7) *Department of Communications, one (1) paper copy.*
- (8) *Commissioner of the Revenue, one (1) paper copy.*
- (9) *Environmental Services, one (1) paper copy.*
- (10) *Building Commissioner, one (1) paper copy.*
- (11) *Office of Real Estate Evaluation, one (1) paper copy.*

\* \* \*

11. Section 31-39, Fees for plat review, of Article II, Procedural Requirements; Plans and Plats, of Chapter 31, Subdivisions, of the Code of the City of Roanoke (1979), as amended, is hereby amended and reordained, by amending subsection (c), to update a reference to the City's Planning, Building and Development Department, to read and provide as follows:

Sec. 31-39. Fees for plat review.

\* \* \*

- (c) The following fee shall be charged for the review for approval of all applications to vacate subdivision plats and shall be paid to the planning, *building and development* department upon the filing of such application:

- (1) All applications to vacate plat, fifty dollars (\$50.00).

\* \* \*

12. Section 31-68, Lots; building or setback lines, of Article IV, Design Standards, of Chapter 31, Subdivisions, of the Code of the City of Roanoke (1979), as amended, is hereby amended and reordained, by amending subsections (d), (j), and (k), to update references to the City Code, to read and provide as follows:

Sec. 31-68. Lots; building or setback lines.

\* \* \*

- (d) All lots controlled by this chapter shall front on a public street or an acceptable private street, if approved as such under the planned unit development provisions contained in Division 3 5, of Article ~~IV~~ *III*, of Chapter 36 36.1 of this Code. Double frontage lots, however, may be cause for disapproval of the preliminary plan. To avoid frontage on a heavily traveled artery or other disadvantageous use, double frontage lots are acceptable if a planting screen is provided on an easement at least ten (10) feet in width, across which there shall be no right of access. Each irregular-shaped residential lot may be allowed a reduction of the minimum lot frontage requirements set forth in the zoning ordinance of the city or county wherein the land lies, of no more than seventeen (17) percent, subject to the approval of the agent; provided, however, that no irregular-shaped lot shall have less than fifty (50) feet of frontage or less than an average width of sixty (60) feet.

\* \* \*

- (j) Lot requirements for planned unit developments are specified under Division 3 5, Article ~~IV~~ *III*, of Chapter 36 36.1, of this Code.
- (k) Lot requirements for townhouses are set out under Division 8 4, of Article IV, of Chapter 36 36.1, of this Code.

\* \* \*

13. Section 31-74, Utilities, of Article IV, Design Standards, of Chapter 31, Subdivisions, of the Code of the City of Roanoke (1979), as amended, is hereby amended and reordained, by amending subsections (a), (b), (c), and (d), to include references to the authority and to clarify references to certain utilities, to read and provide as follows:

Sec. 31-74. Utilities.

- (a) Overhead ~~utility~~ lines *for electricity, telephone, and other such public utilities* shall be located at the rear of all lots, except where topographical or other conditions make this impracticable, in which event *such* overhead ~~utility~~ lines shall be located on either side of side lot lines or at such other locations as may be approved by the ~~utility~~ companies involved. Underground wiring is strongly encouraged for all subdivisions.
- (b) The facilities for underground utilities, such as sewer and water, including sewer and water laterals to each lot line when laid in streets, shall be in place

prior to final surfacing of streets. All facilities for utilities shall, where possible, be placed in easements provided for that purpose in the subdivision, or located as ~~approved~~ *required* by the agent, ~~and the city engineer, and the authority.~~

- (c) The subdivider shall install sewer mains and sewer laterals, extended to the property line of each lot, in accordance with *the* size, depth and profile ~~approved~~ *established* by the agent, ~~and the city engineer, and the authority.~~
- (d) In cases where public water ~~and/or sanitary~~ sewer services are not available, the following criteria for lot sizes shall apply:
  - (1) Public water or sewer--Fifteen thousand (15,000) square feet.
  - (2) Neither public water nor sewer--Twenty thousand (20,000) square feet.

\* \* \*

14. Section 31-104, Prerequisites to commencement of grading operations, of Article VI, Construction Schedule, Guaranty and Inspections, of Chapter 31, Subdivisions, of the Code of the City of Roanoke (1979), as amended, is hereby amended and reordained, by amendment subsections (4) and (5), to include a reference to the authority and others, to read and provide as follows:

Sec. 31-104. Prerequisites to commencement of grading operations.

Grading operations in a subdivision may begin following approval of the preliminary plat; provided, however, that such grading shall not be commenced until the subdivider has executed an agreement with the city *and the authority* in which he agrees to:

\* \* \*

- (4) Install all required street and utility improvements in accord with plans and specifications of the *agent, the city engineer, and the authority agent*; and
- (5) Indemnify and hold harmless the city, city officials, agents of the city, ~~and city employees, the authority, authority officials, authority employees and agents of the authority~~ from any suit, claim or action for damages or any cost incurred by the city *or the authority* as a consequence of failure on the part of the subdivider to comply with the terms of the agreement.

\* \* \*



15. Section 31-122, Utility easements, of Article VII, Dedications and Reservations, of Chapter 31, Subdivisions, of the Code of the City of Roanoke (1979), as amended, is hereby amended and reordained, to include a reference to the authority and a reference to certain utilities, to read and provide as follows:

Sec. 31-122. Utility easements.

~~Utility~~ Easements for electric and telephone service lines, ~~sanitary sewage sewer~~ lines, water lines or other such *public* utilities located along rear lot lines or side lot lines or passing through a lot shall be at least fifteen (15) feet wide, seven and one-half (7 1/2) feet on each lot, and more if necessary, as determined by the agent, ~~and~~ the city engineer, *and the authority*.

16. This ordinance shall be in full force and effect on and after July 1, 2004.

17. Pursuant to the provisions of Section 12 of the City Charter, the second reading of this ordinance by title is hereby dispensed with.

ATTEST:

City Clerk.

IN THE COUNCIL OF THE CITY OF ROANOKE, VIRGINIA,

AN ORDINANCE amending and reordaining §36.1-25, Definitions, by adding the definition of “authority” and by amending the definition of “utility” to include a reference to an authority; subsection (b) of §36.1-576, Submission procedures; comprehensive development plan; subsection (a) of §36.1-578, Signature required on approved comprehensive development plan, to include a reference to the development engineer and the zoning administrator; and §36.1-580, Changes to approved development plan, to include a reference to the development engineer, of Chapter 36.1, Zoning, of the Code of the City of Roanoke (1979), as amended, providing for an effective date, and dispensing with the second reading by title of this ordinance.

BE IT ORDAINED by the Council of the City of Roanoke as follows:

1. Section 36.1-25, Definitions, of Article II, Construction of Language and Definitions, of Chapter 36.1, Zoning, of the Code of the City of Roanoke (1979), as amended, is hereby amended and reordained, by adding the definition of “authority” and including a reference to an authority in the definition of “utility,” and shall read and provide as follows:

§36.1-25. Definitions.

For the purpose of this chapter, certain terms and words used herein shall be defined as follows:

\* \* \*

*Authority. The word “authority” shall mean the Western Virginia Water Authority.*

\* \* \*

Utility: Any person, firm, corporation, ~~or~~ municipal agency, *or authority*, duly authorized to furnish to the public under regulation, electricity, gas, storm water drains, water, sewerage collection and treatment, steam, cable television, telephone, or telegraph. For the purposes of this chapter, utility may also refer to equipment

related to the provision of utility services and the buildings or structures housing said equipment.

\* \* \*

2. Section 36.1-576, Submission procedures; comprehensive development plan, of Division 1, Development Plan Review, of Article V, Development Plan Regulations, of Chapter 36.1, Zoning, of the Code of the City of Roanoke (1979), as amended, is hereby amended and reordained by amending subsection (b) to include a reference to the authority, and shall read and provide as follows:

\* \* \*

- (b) The agent shall coordinate the review of the comprehensive development plan with the city engineer, ~~and/or~~ other affected departments, *and the authority*. The agent shall hereafter contact the applicant or his representative within a period of fifteen (15) days with one (1) of the following notifications:
  - (1) Notification in writing to the applicant that information on the development plan is incomplete, in error or lacking in detail. The agent shall at that time give notice of the additional information required, or necessary revisions that need to be made to the development plan.
  - (2) Notification in writing to the applicant that the development plan is sufficient in required information and accuracy and is under review.
  - (3) Notification in writing to the applicant or his representative that the development plan must be reviewed by the planning commission at its next regular scheduled meeting.

\* \* \*

3. Section 36.1-578, Signature required on approved comprehensive development plan, of Division 1, Development Plan Review, of Article V, Development Plan Regulations, of Chapter 36.1, Zoning, of the Code of the City of Roanoke (1979), as amended, is hereby amended and

reordained by amending subsection (a) to include a reference to the development engineer and the zoning administrator, and shall read and provide as follows:

- (a) All approved comprehensive development plans shall be signed by the agent, ~~and the city development engineer, and the zoning administrator.~~

\* \* \*

4. Section 36.1-580, Changes to approved development plan, of Division 1, Development Plan Review, of Article V, Development Plan Regulations, of Chapter 36.1, Zoning, of the Code of the City of Roanoke (1979), as amended, is hereby amended and reordained, to include a reference to the development engineer, and shall read and provide as follows:

If it becomes necessary for an approved basic or comprehensive development plan to be changed, such changes may be made with the approval of the zoning administrator and, in the case of a comprehensive development plan, the agent; ~~and the city development engineer.~~ If a proposed change will, in the opinion of the agent; ~~or city development engineer,~~ substantially affect the terms of the original approval, a new plan may be required to be drawn and submitted for review and action in accordance with the provisions of this chapter.

\* \* \*

- 5. This ordinance shall be in full force and effect on and after July 1, 2004.
- 6. Pursuant to the provisions of Section 12 of the City Charter, the second reading of this ordinance by title is hereby dispensed with.

ATTEST:

City Clerk.



## **CITY OF ROANOKE OFFICE OF THE CITY MANAGER**

Noel C. Taylor Municipal Building  
215 Church Avenue, S.W., Room 364  
Roanoke, Virginia 24011-1591  
Telephone: (540) 853-2333  
Fax: (540) 853-1138  
CityWeb: [www.roanokegov.com](http://www.roanokegov.com)

June 21, 2004

Honorable Ralph K. Smith, Mayor  
Honorable C. Nelson Harris, Vice Mayor  
Honorable William D. Bestpitch, Council Member  
Honorable M. Rupert Cutler, Council Member  
Honorable Alfred T. Dowe, Jr., Council Member  
Honorable Beverly T. Fitzpatrick, Jr., Council Member  
Honorable Linda F. Wyatt, Council Member

Dear Mayor Smith and Members of City Council:

Subject: Agreement among Roanoke, Roanoke  
County, and the Western Virginia Water  
Authority with Regard to Disposition of  
Assets and Liabilities

The attached agreement defines the rights and obligations of the City of Roanoke, Roanoke County, and the Western Virginia Water Authority for management of area water and wastewater resources. It details the real property, personal property, assets, debt, and other liabilities being transferred to the Authority as well as requirements of the Authority to manage and operate the water and wastewater systems of the City and County for the benefit of both localities' citizens, effective July 1, 2004.

This document represents the efforts of more than 250 City and County employees working together in 22 teams over 16 months to finalize the details in the creation of the Western Virginia Water Authority. The leadership provided by the Mayor and Members of City Council and the Council-Appointed Officers has been invaluable. While many city departments were involved in the Authority's inception and development, special recognition is due the Departments of Technology, Finance, Human Resources, General Services, Public Works and City Attorney's Office, as well as to the employees of the Department of Utilities and the Office of Billings and Collections who will become Authority employees.

Recommended Actions:

Authorize the Mayor and City Manager to execute the attached agreement with the Western Virginia Water Authority and Roanoke County.

Respectfully submitted,

A handwritten signature in black ink, appearing to read "Darlene Burcham". The signature is fluid and cursive, with the first name "Darlene" and last name "Burcham" clearly distinguishable.

Darlene L. Burcham  
City Manager

DLB/mtm

c:     Jesse A. Hall, Director of Finance  
        William M. Hackworth, City Attorney  
        Mary F. Parker, City Clerk  
        George C. Snead, Jr., Assistant City Manager for Operations  
        Michael McEvoy, Director of Utilities  
        Dana Long, Manager, Billings and Collections  
        John Elie, Director of Technology  
        Ken Cronin, Director of Human Resources  
        Jeffery Powell, Director of General Services  
        Bob Bengtson, Director of Public Works

CM04-0107

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**OPERATING AGREEMENT**

**Among**

**WESTERN VIRGINIA WATER AUTHORITY**

**And**

**CITY OF ROANOKE, VIRGINIA**

**And**

**COUNTY OF ROANOKE, VIRGINIA**

**Dated as of June 30, 2004**

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## **OPERATING AGREEMENT**

**THIS OPERATING AGREEMENT**, dated as of June 30, 2004 (the "Agreement"), is made among the **CITY OF ROANOKE, VIRGINIA**, a political subdivision of the Commonwealth of Virginia (the "City"), the **COUNTY OF ROANOKE, VIRGINIA**, a political subdivision of the Commonwealth of Virginia (the "County"), and the **WESTERN VIRGINIA WATER AUTHORITY** (the "Authority"), a public body politic and corporate of the Commonwealth of Virginia,

### **WITNESSETH:**

**WHEREAS**, a recent drought and the need to ensure the long-term supply of water in the Roanoke Valley, and the need to expand and upgrade the wastewater treatment facility currently serving the Roanoke Valley, have focused the need for a regional approach to the provision of water and wastewater treatment services;

**WHEREAS**, after extensive discussions, representatives of the City and the County have concluded that a "full service" water and wastewater authority would be the best vehicle for ensuring the citizens of their localities the most reliable means of providing water and wastewater treatment at the lowest cost and best rate for customers, as well as providing the best service;

**WHEREAS**, the Virginia Water and Waste Authorities Act, Title 15.2, Chapter 51, §§15.2-5100, et seq., Code of Virginia (the "Act"), provides full authority for the City and the County to create an independent authority that would be responsible for the supply, treatment, distribution and transmission of water and the collection and treatment of wastewater;

**WHEREAS**, the City and the County have created the Western Virginia Water Authority (the "Authority"), guided by the following principles:



1. That the assets and liabilities of the City and of the County water and wastewater utilities would be merged into one full service authority created pursuant to the Act, to be responsible for the supply, treatment, distribution, and transmission of water and the collection and treatment of wastewater.

2. In establishing and operating the Authority:

- a. Both localities would have equal representation on the Authority's governing body.
- b. The assets and liabilities of the City and the County utility systems would be pooled.
- c. Over a mutually agreeable period of time, the water and wastewater treatment rates of the City and the County will be equalized;

**WHEREAS**, in incorporating the Authority, the City and the County agreed that the purposes for which the Authority was created are to exercise all the powers granted the Authority to acquire, finance, construct, operate, manage and maintain a fully integrated water, wastewater, sewage disposal, and related facilities pursuant to the Act . While the Authority is also authorized by its Articles of Incorporation to acquire, finance, construct, operate, manage and maintain a stormwater control system and related facilities, pursuant to the Act, the City and the County desire to and do hereby retain the operation and management of their respective stormwater management systems and programs for an indefinite period;

**WHEREAS**, the City and the County have agreed that the initial principal office of the Authority will be at 2012 South Jefferson Street, Suite 200, Roanoke, Virginia 24014;

**WHEREAS**, the City and the County have agreed to convey the System, as herein defined, to the Authority; and,

**WHEREAS**, the Authority agrees to accept the System from the City and the County, and to use and operate the System for the benefit of the citizens, businesses and other persons in the City, the County, and elsewhere.

**NOW, THEREFORE**, in consideration of the foregoing and the representations, warranties, and agreements contained herein, the City, County and the Authority agree as follows:

## **ARTICLE I DEFINITIONS**

### **Section 1.1 Definitions**

The following words and terms have the following meanings unless the context otherwise requires:

“Authority” means the Western Virginia Water Authority.

“Closing” means the closing of the transactions contemplated in this Agreement as provided in Section 8.1.

“Closing Date” means the time and date of the Closing as determined pursuant to Section 8.1.

“City” means the City of Roanoke, Virginia.

“County” means the County of Roanoke, Virginia.

“Localities” means the City of Roanoke and the County of Roanoke collectively.

“System” means all of the City’s and the County’s water and sewer systems as defined in Section 2.1.

“Real Property” means the real property included in the System as identified on Exhibit A (real property of the City to be conveyed to the Authority) and Exhibit B (real property of the County to be conveyed to the Authority), both of which exhibits are attached hereto.

“Rights and Privileges” means all of the licenses, possessory interests, unwritten easements and other rights and privileges, including judgments, possessed, owned or

enjoyed by the Localities as of the date of this Operating Agreement in the current operation of the System including, but not limited to, easement rights where parts of the System are on property owned in fee by either of the Localities or where no formal, written easements have been conveyed.

## **ARTICLE II PURCHASE AND SALE OF SYSTEM**

### **Section 2.1. Purchase and Sale of System**

At the Closing, the Localities agree to sell, assign, transfer, convey, and deliver to the Authority, and the Authority agrees to purchase, accept and acquire from the Localities, the System, as defined herein, in its then "as is" condition, including, without limitation, (i) all of the Real Property and equipment and the Rights and Privileges described on Exhibits A and B attached hereto, together with any easements or any other interest in land owned by the Localities for installation and location of any portion of the System or otherwise used by the Localities in operating and maintaining the System, (ii) all such assets hereafter acquired by the Localities and used as part of the System prior to the Closing, (iii) all federal, state and local governmental licenses, permits, and other authorizations and approvals (to the extent that they are transferable) held by the Localities which are necessary for or used in the operation of the System, (iv) the rights of the Localities under all contracts and leases relating to the System (to the extent that they are transferable), (v) all current employees in good standing of the Localities who are employed to operate the System, and (vi) any and all personal property and cash, securities, software, inventories, intangible assets, and accounts receivable relating to the System, including amounts on deposit in the City's and the County's respective water and waste water enterprise funds. Such assets, employees, and property to be sold and transferred will be hereinafter referred to collectively as the "System."

## **Section 2.2 Assumed Liabilities**

At the Closing, the Authority will assume the then-existing liabilities and obligations of the Localities relating to the System which were incurred in the ordinary course of business of the Localities, a list of which is set forth on Exhibits C (City), and D (County), however, the Authority will not assume any liabilities with respect to (i) income and franchise taxes, (ii) violations of federal, state or local law, (iii) breaches of contract which occurred before Closing, (iv) matters which do not relate to the System, or (v) any long term debt incurred in connection with the System, except as set forth in Section 2.3. After the June 30, 2004, audits of the Localities are complete, the Localities will update Exhibits C and D to reflect the then-existing liabilities and obligations to be assumed by the Authority.

## **Section 2.3 Locality Compensation Payments**

(a) The Authority shall pay to the Localities amounts equal to the scheduled payments of principal and interest due on bonds issued by the Localities in connection with the System which are currently outstanding (the "Locality Compensation Payment"). Such payments shall be paid in the amounts and five working days before the dates shown on Exhibit F (City) and G (County) attached hereto and shall be made in funds which are immediately available to the Localities. The Authority may prepay the amounts in accordance with the same terms and rates of the obligations as shown on Exhibits F and G but such prepayments shall not relieve the Authority of its obligation to pay the remaining amounts shown in full. If either of the Localities prepay or refund any of such bonds and realizes net debt service savings, such Locality shall reduce the payments shown on Exhibit F and G to reflect such net debt service savings. In the event the Authority determines to amend, refinance, refund or otherwise modify such obligations as are shown on Exhibits F and G, the Localities will cooperate with the Authority at no cost to the Authority.

(b) Such payments shall be made exclusively from revenues received by the Authority from rates, fees, and other charges paid by users of its water and sewer systems and available to it for such purpose. The Authority agrees to fix, charge, and collect rates, fees and other charges from users of its water and sewer systems that will be sufficient to make such payments and to pay all expenses of and other charges against its water and sewer systems and to revise the same from time to time as may be necessary. Anything herein to the contrary notwithstanding, the Authority may make such payments from the proceeds of any bonds issued by it for such purpose.

It is the intent of the parties to transfer the revenue bond debt of the Localities' System to the Authority. If this transfer is not completed by July 1, 2004, the Authority shall pay to the Localities amounts equal to the scheduled payments due on such bonds in accordance with the provisions of this section. In addition the Authority shall comply with the revenue covenants in the financing agreements or the trust indentures for these revenue bonds. The Locality Compensation Payments shall be on parity with these revenues bonds.

#### **Section 2.4 Collection of Accounts Receivable**

The Localities agree that the Authority has the right to receive all payments for services furnished by the System collected on or after the year-end closing procedures for the year ending June 30, 2004, including all payments for services for the Localities' prior billings, and such amounts will be paid promptly to the Authority. The obligation to pay any payments that either Locality may owe to the other for water or waste water service rendered prior to July 1, 2004, is hereby forgiven.

### **ARTICLE III REPRESENTATIONS AND WARRANTIES OF THE LOCALITIES**

The Localities represent and warrant to the Authority the following as of the date of this Agreement except as otherwise provided:

### **Section 3.1 Authority Relative to this Agreement**

The Localities each have the power and authority to execute and deliver this Agreement, to sell and convey the System to the Authority, to carry out their duties and obligations under this Agreement and to consummate the transactions contemplated hereby. The execution and delivery of this Agreement by the Localities and the consummation by the Localities of the transactions contemplated hereby have been duly authorized by the Localities' governing bodies. No other proceedings on the part of the Localities are necessary to authorize this Agreement and the transactions contemplated herein.

### **Section 3.2 Non-Contravention**

The execution and delivery by the Localities of this Agreement does not, and the consummation of the transactions contemplated hereby will not, (i) violate or result in a breach of any provision of the Localities' charters, (ii) violate or constitute a default under the terms, conditions or provisions of any note, bond, mortgage, lien, lease, agreement, license, indenture, instrument, or other instrument or obligation to which the Localities are a party or by which the Localities or the System is bound, or (iii) violate any order, writ, injunction, arbitration award, judgment, decree, statute, rule or regulation applicable to the Localities or the System.

### **Section 3.3 No Litigation**

Except for certain negotiations with the Virginia Department of Environmental Quality concerning a Consent Order relating to the rehabilitation of the Localities' integrated sewer collection system and the regional treatment plant, there are no actions, suits, claims, investigations or proceedings (legal, administrative or arbitral) pending, or to the best of Localities' knowledge threatened, whether at law or in equity and whether civil or criminal in nature, before any court, arbitrator, or any governmental department, commission, agency or instrumentality which would have a material adverse affect upon: (i) any license, grant,

assignment, franchise, right-of-way, easement, or right reasonably necessary for the ownership and operation of the System; or (ii) the ability of each locality to perform its obligations under this Agreement. Furthermore, there are no existing judgments, orders, or decrees of any such court, arbitrator, governmental department, commission, agency or other instrumentality which have or would have a material adverse effect as described in the preceding sentence.

#### **Section 3.4 Consents and Approvals**

Other than as contemplated herein, no notice, consent, approval, waiver or other action of any kind is required to be obtained by the Localities by virtue of the execution hereof by the Localities or in connection with the consummation of any of the transactions contemplated herein.

#### **Section 3.5 Licenses and Permits; Compliance with Laws**

The Localities have obtained and hold all licenses, certificates, permits, franchises, approvals and rights from appropriate federal, state or other public authorities required to own and operate the System and to conduct its business as such business is now being conducted and for the services it provides. The Localities agree to cooperate with the Authority in transferring all permits necessary for the operation of the System to the Authority.

#### **Section 3.6 Personal Property**

(a) Motor vehicles. On July 1, 2004, the Localities shall transfer, convey, and deliver to the Authority title to those motor vehicles identified in Exhibit H (vehicles of City to be transferred to Authority) and Exhibit I (vehicles of County to be transferred to Authority). Such transfer shall only occur on July 1, 2004, if the Authority has in place motor vehicle liability insurance for such vehicles satisfactory to the Localities. If such insurance is not in place on July 1, 2004, such transfer of title shall not occur until such insurance is in place. These vehicles shall be transferred to the Authority "as is" with no warranties.

(b) Equipment. On July 1, 2004, the Localities shall transfer, convey, and deliver to the Authority that equipment and office furnishings identified in Exhibits J (equipment and furnishings valued at over \$5,000 to be conveyed to the Authority by the City) and Exhibit K (equipment and furnishings valued at over \$5,000 to be conveyed to the Authority by the County), as well as all other equipment, office furnishings, and tangible personal property of lesser value used in connection with the System. This equipment shall be transferred to the Authority “as is” with no warranties.

### **Section 3.7 Title to Real Property**

(a) The Localities will, as part of the sale of the System to the Authority, convey the parcels of Real Property described in Exhibits A and B. The Localities will convey title to this real property by Special Warranty deed, subject to any and all encumbrances and easements of record. The Localities may reserve the right to use for public recreational purposes some of the real property to be conveyed.

(b) The Localities will, as a part of the sale of the System to the Authority, assign to the Authority their rights to use all water and sanitary sewer easements of record used in connection with the System.

(c) The City hereby grants to the Authority a license to use the City’s rights-of-way to maintain and operate the System, subject to such reasonable terms and conditions as may be established by the City.

(d) So long as it would not interfere with the operation of the System, the Authority agrees to reconvey to the Localities at no cost such easements as the Localities may need on the Real Estate described in Exhibits A and B in the future for other public purposes.

(e) The County reserves the right to construct and operate facilities and programs at Spring Hollow Reservoir as identified in the Recreation Master Plan for Spring Hollow



Reservoir and approved by the County on December 3, 1996. All construction shall be coordinated through the Authority.

(f) The City reserves the right for its residents, and those of Roanoke County, to continue to use the property at Carvins Cove conveyed to the Authority for public recreation uses such as, but not limited to, boating, fishing, bicycling, picnicking, horseback riding, and hiking, subject to such reasonable regulations and user fees as may be established by the Authority.

(g) The City agrees to maintain all recreational facilities including tennis courts, public restroom facility, associated fencing, walkways, lighting, and landscaped areas at the Crystal Spring Water Treatment Plant.

#### **Section 3.8 No Violations of Law**

To the best of the Localities' knowledge, their participation in this Agreement does not cause a violation of any federal, state or local law, statute, rule, regulation or ordinance related to or in any way connected with matters contained in this Agreement.

#### **Section 3.9 All Assets**

The Localities represent and warrant that they are conveying to the Authority all of the assets of the System owned by the Localities which are currently used for the operation and maintenance of the System, except as otherwise specifically agreed to by the parties.

#### **Section 3.10 1999 Water Agreement.**

This Agreement and the creation of the Authority supersede the provisions of the September 30, 1999, agreement between the Localities relating to the sale of water, joint use of certain water and sewer lines, and metering water flow, and that agreement is terminated effective July 1, 2004.

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**ARTICLE IV**  
**REPRESENTATIONS AND WARRANTIES OF THE AUTHORITY**

The Authority represents and warrants to the Localities the following as of the date of this Agreement, except as otherwise provided:

**Section 4.1 Authority Relative to this Agreement**

The Authority has the power and authority to execute and deliver this Agreement, to carry out its duties and obligations under this Agreement and to consummate the transactions contemplated hereby. The execution and delivery of this Agreement by the Authority and the consummation by the Authority of the transactions contemplated hereby have been duly authorized by the Authority's governing body. No other proceedings on the part of the Authority are necessary to authorize this Agreement and the transactions contemplated herein.

**Section 4.2 Non-Contravention**

The execution and delivery by the Authority of this Agreement does not, and the consummation of the transactions contemplated hereby will not, (i) violate or constitute a default under the terms, conditions or provisions of any note, bond, mortgage, lien, lease, agreement, license, indenture, instrument, or other instrument or obligation to which the Authority is a party or by which the Authority is bound, or (ii) violate any order, writ, injunction, arbitration award, judgment, decree, statute, rule or regulation applicable to the Authority.

**Section 4.3 No Litigation**

No litigation, proceeding or controversy is pending against the Authority, or to the best of its knowledge threatened, before any court or any governmental agency which would have a material adverse effect upon the ability of the Authority to perform its obligations under this Agreement or the operations of the System.

**Section 4.4 Consents and Approvals.**

No notice, consent, approval, waiver or other action of any kind is required to be obtained by the Authority by virtue of the execution hereof by the Authority or in connection with the consummation of any of the transactions contemplated herein.

**Section 4.5 No Violations of Law**

To the best of the Authority's knowledge, the participation of the Authority in this Agreement does not cause a violation of any federal, state or local law, statute, rule, regulation or ordinance related to or in any way connected with matters contained in this Agreement.

**ARTICLE V  
COVENANTS OF THE LOCALITIES**

**Section 5.1 Access to Information.**

From the date hereof until the Closing, the Localities will afford the Authority and its authorized representatives reasonable access, during normal business hours and upon reasonable notice, to all of the assets, properties, books, records and agreements of the Localities relating to the System. The Authority will pay all costs of copying any records and all other costs incurred by the Localities in compliance with this provision.

**Section 5.2 Fiscal Agent.**

The County shall act, until such time as the Authority makes further arrangements, as fiscal agent for the Authority for a reasonable fee to be established by the County. As fiscal agent, the County shall process accounting and all disbursements including payroll, purchasing, general ledger and accounts payable. Authority staff shall have access to the County systems in order to provide necessary information. All cash of the Authority may be invested by the County Treasurer in a pooled cash arrangement. Investment income will be allocated to the

Authority on a monthly basis. Separate long term investments may be made in the name of the Authority.

**Section 5.3 Financial/Accounting.**

(a) The City agrees to transfer to the Authority its license and rights to use its Sunguard customer information, receipting, and billing system.

(b) The City will provide network, PC, email, web services, data storage for billing and in general all of the Authority's necessary computer support functions, in return for reasonable charges for the costs of the same made to the Authority by the City.

(c) The County agrees to permit the Authority to use the following County systems, for a reasonable fee to be established by the County:

1. Tier Technology Systems for accounting, purchasing, asset management, and budgeting.
2. Lawson System for payroll and human resources.

**Section 5.4 Fleet Management.**

The Localities agree to provide vehicle maintenance services and fuel to the Authority, at such reasonable rates as are mutually agreed to by the respective parties may establish either at the Localities' garages or at the Roanoke County School Division fuel facility.

**Section 5.5 Geographic Information.**

(a) The Localities will maintain parcel mapping information and provide it to the Authority in ESRI or some other mutually agreed upon format at cost.

(b) The Localities will develop a site plan review process with the Authority, and make appropriate amendments to their codes in order to implement the process.

**Section 5.6 Retirement.**

(a) The City agrees to permit those City employees who are covered by the City's retirement system who transfer to the Authority on July 1, 2004, to remain in such system, subject to the condition that the Authority shall make such contributions to the City's retirement plan on behalf of such employees as the City would have made if such employees had continued to work for the City.

(b) County employees and new employees hired by the Authority shall be covered under the Virginia Retirement System (VRS).

**Section 5.7 Other Services**

The Authority may contract with the Localities to provide such other services as both deem appropriate for a reasonable fee.

**ARTICLE VI  
COVENANTS OF THE AUTHORITY**

**Section 6.1. Secure Necessary Consents, Etc.**

The Authority will use its best efforts to obtain all consents, approvals and agreements required on its part to carry out the transactions contemplated by this Agreement.

**Section 6.2 Future Services.**

The Authority agrees that it shall provide water and sewer utility services to the Localities using the System, and any new additions or improvements to the System as it may undertake, at just and equitable rates to all customers.

On and after July 1, 2004, the Authority will be responsible for imposing and collecting fees and charges sufficient to operate the System, as established by the Authority, including fees for water, wastewater treatment, connection fees, meter charges, and related use fees. It is the intent and recommendation of the Localities that wastewater and water rates charged their citizens by the Authority be equalized, using the six-year phase-in period and rate schedules as

recommended by Black and Veatch Corporation in its final rate study report dated February 20, 2004. Once equalized, such rates shall remain equal for System users in the City and the County.

**Section 6.3    Extensions of the System.**

The Authority shall not construct, establish or authorize an extension of a water or sewer transmission line that will provide multiple individual service lines or laterals, nor construct, establish or authorize any pump station or sewer force mains, unless that extension, pump station or force main is specifically approved by the City or County as being substantially in accord with that locality's adopted comprehensive plan as provided in Section 15.2-2232 of the Code of Virginia.

**Section 6.4    Personnel.**

(a)    It is the intent of the Localities that all of their employees currently employed to provide services in connection with the System who are in good standing as of July 1, 2004, and whose position with the City or the County is being terminated as of that date, will be offered employment with the Authority. It is the intent of the Authority to offer such employment.

(b)    On and after July 1, 2004, neither the City nor the County shall be responsible for the pay or benefits of those employees hired by the Authority to operate the System, and the Authority shall be responsible for establishing and providing for its employees on such terms and conditions as may be established by it, if it chooses to do so, including, but not limited to the following:

1.    Pay rates, job classification, and job descriptions.
2.    Health insurance.
3.    Dental insurance.
4.    Basic and optional life insurance.

5. Deferred compensation plan. It is the intent of the parties that this plan be administered by the International City Managers Association (ICMA).
6. "Flex" spending accounts for medical expenses and dependent care. It is the intent of the parties that the County's administrator of its accounts, Benefit One, manage them for the Authority.
7. Long-term disability and other forms of insurance.
8. Employee assistance, training and development, and tuition assistance programs.
9. Savings bond programs.

(c) The City agrees to permit employees of the Authority to receive medical services at its Health Clinic on Kirk Avenue in the City, for such period of time and for such reasonable fees as may be established by the City.

#### **Section 6.5 Security Services at Carvins Cove**

The Authority agrees to provide at no charge security services, maintenance of fire trails, and fire planning activities for the portions of the Carvins Cove Natural Reserve being retained by the City for a period of three (3) years. This may be extended upon mutual agreement by both parties.

### **ARTICLE VII CLOSING AND EFFECTIVE DATE**

#### **Section 7.1 Time and Place of Closing; Effective Date**

a) The closing (the "Closing") of the transactions contemplated in this Agreement shall take place July 1, 2004. A pre-closing, at which time all documents, instruments and conditions required to be delivered or satisfied by this Agreement shall be delivered and satisfied, but held in escrow pending the Closing, shall take place at 10:00 a.m., Roanoke, Virginia time, on \_\_\_\_\_, \_\_\_\_ at the offices of \_\_\_\_\_, \_\_\_\_\_, \_\_\_\_\_, or at such other time, date and/or place as may be mutually agreed upon in writing

by the parties hereto (the time and date of closing determined as provided herein being hereinafter referred to as the "Closing Date").

(b) This Agreement shall take effect when executed by the Localities. The Authority shall commence operation, and the Localities shall be relieved of all of their obligation to manage, maintain, and operate the System at 12:01 a.m. on July 1, 2004. The Authority may undertake action, as necessary, to put in place operational systems before July 1, 2004, so that such System will be functional on that date.

## **ARTICLE VIII MISCELLANEOUS**

### **Section 8.1 Expenses; Closing Costs**

All expenses incurred by or on behalf of the parties hereto in connection with the authorization, preparation, execution and consummation of this Agreement, including, without limitation, all fees and expense of agents, representatives, counsel and accountants employed by the parties hereto, shall be borne solely by the party who shall have incurred the same, except as otherwise expressly provided in this Agreement. The Authority shall be responsible for all recording fees, if any, incurred in connection with the conveyances to the Authority pursuant to this Agreement.

### **Section 8.2 Cooperation**

The parties hereto agree to cooperate in making effective the transactions contemplated hereby, and each of them will, at the request of the other, join in taking any action which, though not specified herein, may be reasonably required to be taken in order to consummate the transactions contemplated hereby.

### **Section 8.3 Further Assurances**

From time to time after the Closing, the Localities will execute such additional instruments of assignment and conveyance and other documents and take such other actions as



may be necessary or appropriate to carry out the intent of this Agreement and to vest title or convey rights in and to the System in the Authority.

**Section 8.4. Notices**

Any and all notices herein provided for or relating to the transactions herein provided for will be in writing and will be deemed to have been sufficiently given to the City and the County if delivered by hand or mailed, postage prepaid, by first class mail, addressed to:

City Manager  
City of Roanoke  
215 Church Avenue  
364 Noel C. Taylor Municipal Building  
Roanoke, Virginia 24011

County Administrator  
County of Roanoke  
5204 Bernard Drive, S.W.  
Roanoke, Virginia 24018

and to the Authority if delivered by hand or mailed, postage prepaid, by first class mail, addressed to:

Director, Western Virginia Water Authority  
2012 South Jefferson Street, Suite 200  
Roanoke, Virginia 24014

**Section 8.5 Headings**

Section and subsection headings in this Agreement are for convenience only and are not to be construed as a part hereof or in any way limiting or amplifying the provisions hereof.

**Section 8.6 Entire Agreement; Modification**

This Agreement constitutes and contains the entire agreement of the parties hereto and supersedes any and all prior negotiations, correspondence, understandings, and agreements between the parties respecting the subject matter hereof and may not be modified, altered or changed in any manner whatsoever except by written agreement between the parties hereto.

**Section 8.7 Counterparts.**

This Agreement may be executed in several counterparts, each of which will be deemed an original, but all of which together will constitute one and the same instrument.

**Section 8.8 Successors and Assigns**

This Agreement will inure to the benefit of and be binding upon the successors of any party hereto, but no right or liability or obligation arising hereunder may be assigned or transferred by any party except by operation of law.

**Section 8.9 Governing Law**

This Agreement and the transactions contemplated hereby will be governed by and construed and enforced in accordance with the laws of the Commonwealth of Virginia.

**Section 8.10 Survival of Representations, Warranties and Agreements.**

The representations, warranties and continuing agreements of the Localities and the representations, warranties and continuing agreements of the Authority made in this Agreement and in the documents delivered pursuant hereto will survive the execution and delivery of this Agreement and the consummation of the transactions contemplated hereby.

**IN WITNESS WHEREOF**, the City and the County, and the Authority have caused this Operating Agreement to be executed in their names by their duly authorized officers as of the date first above written.

**CITY OF ROANOKE, VIRGINIA**

**COUNTY OF ROANOKE, VIRGINIA**

By \_\_\_\_\_  
Ralph K. Smith, Mayor

By \_\_\_\_\_  
Richard C. Flora, Chairman

ATTEST:

**CITY OF ROANOKE, VIRGINIA**

\_\_\_\_\_  
Mary F. Parker, City Clerk

By \_\_\_\_\_  
Darlene L. Burcham, City Manager

ATTEST:

**COUNTY OF ROANOKE, VIRGINIA**

\_\_\_\_\_  
Diane S. Childers, Clerk

By \_\_\_\_\_  
Elmer Hodge, County Administrator

ATTEST:

**WESTERN VIRGINIA WATER AUTHORITY**

\_\_\_\_\_  
Secretary

By \_\_\_\_\_  
Chair

**APPROVED AS TO FORM:**

\_\_\_\_\_  
City Attorney

**APPROVED AS TO FORM:**

\_\_\_\_\_  
County Attorney

**APPROVED AS TO EXECUTION:**

\_\_\_\_\_  
City Attorney

**APPROVED AS TO EXECUTION:**

\_\_\_\_\_  
County Attorney

**APPROVED AS TO FORM:**

\_\_\_\_\_  
Authority Counsel

**APPROVED AS TO EXECUTION:**

\_\_\_\_\_  
Authority Counsel

**LIST OF EXHIBITS  
TO  
OPERATING AGREEMENT  
AMONG  
WESTERN VIRGINIA WATER AUTHORITY  
AND CITY OF ROANOKE AND COUNTY OF ROANOKE**

- |                  |  |
|------------------|--|
| <b>Exhibit A</b> | Real Property of City to be Conveyed to Authority                                      |
| <b>Exhibit B</b> | Real Property of County to be Conveyed to Authority                                    |
| <b>Exhibit C</b> | List of City Obligations/Liabilities to be Assumed by Authority                        |
| <b>Exhibit D</b> | List of County Obligations/Liabilities to be Assumed by Authority                      |
| <b>Exhibit E</b> | Instrument of Assumption of Liabilities <b>Deleted</b>                                 |
| <b>Exhibit F</b> | Schedule and Amounts of Payments of Principal/Interest on Bonds to be Paid to City     |
| <b>Exhibit G</b> | Schedule and Amounts of Payments of Principal/Interest on Bonds to be Paid to County   |
| <b>Exhibit H</b> | List of City Vehicles to be Transferred to Authority                                   |
| <b>Exhibit I</b> | List of County Vehicles to be Transferred to Authority                                 |
| <b>Exhibit J</b> | Equipment and Furnishings valued at over \$5,000 to be Conveyed to Authority by City   |
| <b>Exhibit K</b> | Equipment and Furnishings valued at over \$5,000 to be Conveyed to Authority by County |

### Parcels Within City of Roanoke To Be Conveyed to Water Authority

Item Name	Parcel Id	Comments
Sports Complex Well	1040401	Approx. 30,909 SF to transfer - see Exhibit #11
Fire Station #8 Well	1051601	Approx. 5,224 SF to transfer - see Exhibit #19
Peakwood Pump Station	1090604	Entire parcel to transfer
Lakewood Pump Station	1350601	Approx. 7,976 SF to transfer - see Exhibit #9
Jefferson Hills Lift Station	1390216	Entire parcel to transfer
Park Lane Lift Station	1400214	Entire parcel to transfer
Grandin Court Tanks	1570101	Approx. 104,485 SF to transfer - see Exhibit #33 (SF to be reduced)
Round Hill Reservoir	2151222	Entire parcel to transfer
Delray Pump Station	2280202	Entire parcel to transfer
Carroll Avenue Tank	2330901	Entire parcel to transfer
Washington Heights Tank	2770406	Entire parcel to transfer
Sand Road Borrow Pit	3250229	Entire parcel to transfer
	3250429	Entire parcel to transfer
	3250430	Entire parcel to transfer
	3250431	Entire parcel to transfer
	3250432	Entire parcel to transfer
	3250433	Entire parcel to transfer
	3250505	Entire parcel to transfer
	3250506	Entire parcel to transfer
	3250801	Entire parcel to transfer
ULS Hollins Building	3280201	Entire parcel to transfer
Mill Mountain Tanks	4050306	Approx. 4,740 SF to transfer - see Exhibit #15
	4160108	Approx. 10,421 SF to transfer - see Exhibit #15
Crystal Spring Filtration Plant	4060502	Approx. 27.7 Acres to transfer - see Exhibit #12
Chapel Forest Pump Station	4100204	Entire parcel to transfer
Riverland Road Tank	4180102	Approx. 16.7 Acres to transfer - see Exhibit #21
Mount Pleasant Pump Station	4250203	Approx. 11,967 SF to transfer - see Exhibit #16
Garden City Well #1	4260505	Approx. 9,722 SF to transfer - see Exhibit #22
Wastewater Treatment Plant	4330301	All parcels transfer - multiple parcels being consolidated into 5 or 6 parcels
Garden City Well #3	4360401	Approx. 4,616.4 SF to transfer - see Exhibit #24
	4360402	Approx. 4,434.3 SF to transfer - see Exhibit #24
Garden City Well #2	4360503	Approx. 6057 SF to transfer - see Exhibit #23
	4360504	Approx. 8857 SF to transfer - see Exhibit #23
Muse Springs Well	4360601	Entire parcel to transfer
	4360604	Entire parcel to transfer
Mount Pleasant Tank	4440737	Entire parcel to transfer
Garden City Pump Station	4471209	Entire parcel to transfer
Garden City Reservoir	4500201	Approx. 12.6 Acres to transfer - see Exhibit #29
	4510930	Approx. 0.3 Acres to transfer - see Exhibit #29
New Hope Well	4530206	Entire parcel to transfer
220 Tank	5380121	Entire parcel to transfer
220 Pump Station	5380122	Entire parcel to transfer
Peakwood Reservoir	5440102	Approx. 22,532 SF to transfer - see Exhibit #28
Eugene Drive Tank	6050503	Entire parcel to transfer
Statesman Pump Station	7180103	Entire parcel to transfer
RCIT Tank	7320103	Entire parcel to transfer and 2.6 acre access easement on MB 1, PG 1787

## Parcels Outside of City of Roanoke to Be Conveyed to Water Authority

### ***Properties Located in Roanoke County***

Item Name	Parcel Id	Comments
Carvins Cove Area	018.00-01-05.00-0000	Entire parcel to transfer
	018.00-01-09.00-0000	Approx. 165.7 acres to transfer - see Exhibit #35
Hollins Water Tank	027.08-02-15.00-0000	Entire parcel to transfer
Boxley Hills Pump Station	038.06-09-02.00-0000	Entire parcel to transfer
Sewer Line - Florist Road Area	038.11-01-01.00-0000	Entire parcel to transfer
Falling Creek Pump Station Entrance	051.03-02-20.00-0000	Entire parcel to transfer
Smith Spring	060.15-01-23.00-0000	Entire parcel to transfer
Virginia Avenue Regulator Valve	060.20-01-12.00-0000	Entire parcel to transfer
Sewage Disposal Plant Land	070.11-01-01.00-0000	Entire parcel to transfer
Franklin Road - Back Creek	107.00-01-05.00-0000	Entire parcel to transfer

### ***Properties Located in Botetourt County***

Item Name	Parcel Id	Comments
Catawba Tunnel Intake	85-81-B	Entire parcel to transfer
Carvin Cove Area	99-1	Approx. 1017.2 acres to transfer - see Exhibit #35
Tinker Creek Tunnel Intake	100-48	Entire parcel to transfer
Carvin Cove Area	100-78 & 100-78A	Approx. 8.6 acres to transfer - see Exhibit #35
Roa Juvenile Detention Center	108(9)2A	Easement for waterline

### ***Properties Located in Bedford County***

Item Name	Parcel Id	Comments
Beaverdam & Falling Creek Reservoirs	120 A 10	Entire parcel to transfer
Parkway Water Tank	137 1 3B	Entire parcel to transfer and ingress/egress easement
Falling Creek 10" Waterline		Easements through multiple properties
Water valves Bedford Co Elem School	155A A 68	Entire parcel to transfer

### ***Properties Located in Salem***

Item Name	Parcel Id	Comments
Pumping Station on Hemlock Road	224-1-5.1	Entire parcel to transfer

Portions of Carvins Cove Natural Reserve to Transfer to the Western Virginia Water Authority

In Roanoke County, tax parcel 018.00-01-05.00-0000 and portions of tax parcel 018.00-01-09.00-0000 below the 1200 foot elevation contour including and adjacent to the backwater pool created by the Carvins Cove Dam and the southeasterly most out-parcel above and below the 1200 foot elevation contour adjacent to the backwater pool created by the Carvins Cove Dam that includes the Carvins Cove Treatment Plant.

In Botetourt County, tax parcels 85-81-B and 100-48, portions of tax parcels 99-1, 100-78, and 100-78A below the 1200 foot elevation contour including and adjacent to the backwater pool created by the Carvins Cove Dam.

In Botetourt County, the City of Roanoke's easements contained with tax parcels 85-81-B and 100-48, portions of tax parcels 99-1, 100-78, and 100-78A.

Properties to be transferred to WWA

location	Address	Tax Map	Comments
Algoma Tank	3544 Londonderry	87.10-02-02	
Algoma Tank	3546 Londonderry	87.10-02-03	Plat 110900072, Deed 011090069
APCO	1850 Loch Haven Dr.	36.01-01-17.1	Plat 121600478, Deed 012950320
Arlington Hills	4102 Arlington Hills	86.16-04-35	Plat 000300231, Deed 010440824
Avenham Tank	4240 Elm View Rd.	77.20-01-50	Deed 009900218
Belle Haven Tank	3200 Loch Haven Rd.	26.07-01-04	Plat 088400303, Deed 008840301
Belle Meade	3927 Belle Meade Dr.	87.05-04-10	Plat 000300236, Deed 011980073
Big Hill Booster	4830 West Main St.	64.02-02-10.1	Plat 121900530, Deed 012190528
Blackwood Booster	1450 Blackwood Dr.	56.03-02-22.1	Plat 127500204, Deed 012750199
Botetourt East #1 & Chivas Tank	Chivas Drive	Botetourt	
Botetourt East #2	5113 McIntosh Lane	40.09-05-06	Plat 164001941, Deed 016401935
Botetourt East #3	4871 North Rome	Botetourt	
Branderwood	4562 Summerset Dr.	97.07-02-69	Plat 000900351, Deed 014350431
Bridlewood	5907 Blackhorse Ln.	86.15-03-65	Plat 113700596, Deed 013300277
Bridlewood #1, 2, 3	5613 Bridlewood Dr.	86.15-03-	Plat 118701569, Deed 013300277
Bridlewood #1, 2, 3	5611 Bridlewood Dr.	86.15-03-01	Plat 113700597, Deed 013300277
Brookfield Sewer Lift	2901 Jae Valley Rd.	79.01-03-	Plat 001800077, Deed 017070900
Brookwood #1 & 2	5671 Roselawn Rd.	86.03-03-04	Plat 105500235, Deed 0100550232
Brookwood #3	6599 Woodbrook Dr.	86.03-03-16	Plat 001800195, Deed 015130232, 015130228,
Brushy Mountain Tank	880 Brushy Ridge Rd.	45.01-02-62	Plat 072100255, Deed 007210253
Buck Mountain Pump/PRV	4050 Buck Mountain	97.08-01-42	Plat 146800673, Deed 000120012, 014680671,
Buckland Mills Sewer Lift	8545 Barrens Rd.	26.08-06-	Plat 002100019
Campbell Hills #2	7001 Campbell Dr.	63.03-01-	Plat 001200065, Deed 012020145
Campbell Hills Booster	6626 Campbell Dr.	72.02-01-	Plat 120200144, Deed 12020142
Campbell Hills Sewer Lift	0 West Main St	72.02-01-	Plat 153000035, Deed 15300032
Canterbury Tank	5820 Old Locke Ct.	76.19-05-04	Plat 1100175, Deed 14350431
Carolyn Heights	6020 Cartwright Dr.	87.17-06-10	Plat 300287
Carriage Hills Booster	7405 Carriage Hills Dr.	94.02-04-17	Plat 1000134, Deed 13071561, 13050175
Carriage Hills Tank	7595 Boxwood Dr.	94.02-01-26-	Plat 122301363, Deed 13071561
Carson Rd. Well	4000 Carson Rd.	50.01-01-	Plat 128501524, Deed 12851521
Carvins Meadow	7426 Indian Rd.	27.10-07-22	Deed 10300363
Castle Rock #1	5460A Linda Ln.	76.19-03-09	Plat 102700356, Deed 010470167



Castle Rock #2 & 2A	6180 Burnham Rd.	76.03-03-70.1	Plat 102700353, Deed 10270350
Castle Rock #3	5225 Cave Spring Ln.	76.20-05-08	Plat 700032, Deed 10470167
Castle Rock Tanks	6039 Burnham Rd.	76.03-03-70.2	Plat 72700190, Deed 7270190
Cherokee Hills #2	5365 Cherokee Hills	54.04-06-37	Plat 900059, Deed 12820633
Cherokee Hills #4	4816 Cherokee Hills	54.04-04-63	Plat 133801344, Deed 12820633
Cherokee Hills Tank	5417 Scout Cir.	54.04-06-41	Plat 900059, Deed 12820633
Chesterfield Court	5423 Downing St.	87.11-02-22	Plat 200176, Deed 10440845
Cotton Hills Sewer Lift	5801 Chagall Cr.	96.07-02-	Plat 1600157, Deed 15170496
Cresthill	4545 Cordell Dr.	76.12-08-25	Plat 300256, Deed 10440829
Crumpacker Tank	Crumpacker Drive	40.05-01-31	Plat 164001949
Deer Run	941 Starmount Ave.	27.09-01-17	
Delaney Court	3161 Huffman Ln.	80.01-02-09	Plat 105700133, Deed 10570130
Dwight Hills	Vivian Avenue	27.13-06-07	Plat 109300088, Deed 10440814
Fairway Estates Tank	6570 Fairway View Tr.	66.04-01-	Plat 1000122, Deed 13321263
Farmingdale	5815 Lakemont Dr.	67.14-01-20	Plat 400043
Forest Edge #1	7734 Forest Edge	95.01-03-02	Deeded to FRALIN & WALDRON INC
Forest Edge #3	7769 Forest Edge Dr.	95.01-03-26	
Forest Edge #5	Cedar Edge Road	95.01-03-38	
Forest Edge #6	7745 Bent Mountain	95.01-01-	Plat 122700734, Deed 12781604
Forest Edge Tank	8042 Forest Edge Dr.	95.01-03-20	
Fort Lewis Sewer Lift	0 Shawnee Dr.	55.02-02-11	Plat 900202, Deed 11871854
Four Sixty Tank	Crumpacker Dr.	39.00-01-	Plat 129400513, Deed 12940510
Friendship Lane	7933 Carvin St.	27.06-04-	Plat 115100672, Deed 11510668
Glenvar #2	387A Ivie Cir.	54.02-02-22	Plat 98100624
Glenvar #3	477A Dot Cir.	54.02-02-46	Plat 101300291, Deed 10130292
Glenvar Booster/PRV	4428 Westward Lake	54.02-04-01	Needs to be cut out of County Property
Glenvar Raw Water Pump	4581 Mayfair Dr.	65.00-02-55	Plat 1300160, Deed 13511034
Glenvar Tank	4800 Lake Front Dr.	43.00-01-43	Deed 9640644
Goat Rock Tank	5944 Viewpoint Ave.	64.03-01-	Deed 12190531
Green Hill #1	2916 Green Hill Dr.	55.04-01-40	Plat 900062, Deed 13300214
Green Hill #2	3011 Green Hill Dr.	55.04-01-67	Plat 900062, Deed 13300214
Green Hill Park Well & Tank	3099 Riverpark Dr.	55.00-01-08	Needs to be cut out of Park
Green Hill PRV	3092 Green Hill Dr.	55.04-01-57	Plat 900062, Deed 13300214
Grisso	5232 Squires Ct.	86.11-01-08	Plat 900183
Hampden Hills #1 & Tanks	1445 Lori Dr.	79.03-02-27	Plat 800021

Hampden Hills #2	3016 Woodway Rd.	79.01-01-33	Plat 7000037
Hidden Valley #2 & Tank	5602 Sugar Loaf Mtn.	76.01-01-27	Deed 8290112
Hidden Valley #7	4803 Walton Ln.	67.13-02-10	Plat 93200185, Deed 9320182
Hidden Valley #8	6420 Hidden Woods	66.04-03-03	Plat 1100183, Deed 110183
Hidden Valley #9	6428 Fairway View Tr.	66.04-01-38	Plat 134400979, Deed 13440976, 12870810
Hidden Woods Booster	6762 Hidden Woods		Easement ???
Hidden Woods Tank	6808 Hidden Woods	66.04-6-12	Plat 1700024, Deed 16441737
Highfields	5413 Highfields Dr.	86.11-04-06	Plat 300247
Hillendale Well (In City of Roanoke)	Ben St. NW	C6420101	
Hollins Booster	8438 Reservoir Rd.	18.20-01-18	
Hollins Tank	Strawberry Hill Rd.	Botetourt	
Homewood #3	6531 Old Farm Rd.	76.03-06-11	Plat 111800557, Deed 11180552
Homewood Booster	6097 Steeplechase Dr.	86.01-02-11	Plat 103400503
Hunt Ridge	4635 Hunt Ridge Rd.	40.14-1-50	Plat 900200, Deed 12720081
Hunt Ridge Booster	5610 Hunt Ridge Road	40.01-01-01-	Plat 169400100, Deed 16940097
Hunting Hills Booster	5557 Hunting Hills Dr.	87.07-01-13	Plat 117500768, Deed 11750766
LaBellevue #1	2040 Wesvan Dr.	39.04-01-46	Plat 700040, Deed 10560075
LaBellevue #3/Coachman Booster and	2509 Coachman Cir.	39.02-03-28	Plat 10560089, Deed 10560075
LaBellevue #6	2287 Donagale Dr.	39.12-02-50	Plat 105900804, Deed 10560068
LaBellevue #7	1999 Springfield Dr.	39.04-01-	Plat 112300695
LaBellevue Drive Tank	2170 Labellevue Dr.	39.04-01-07	Plat 105600082, Deed 1056079
Layman Lawn	4506B Rosecrest Rd.	86.11-03-08	Plat 300259, Deed 10440823
Loch Haven Tank	4968 Northridge Ln.	37.06-01-76	Plat 11010005, Deed 11010001
Long Ridge Booster	5706 Long Ridge Cir.	76.09-01-17	Plat 1800019, Deed 20012544
Martin Creek #12	7461 Carriage Hills Dr.	94.02-01-	Plat 122301363, Deed 13071561
Martin Creek #14	7524 Fernway Dr.	94.02-03-08	Deed 13071561, 1280912
Martin Creek #3 & 4 (Vest)	7826 Five Oaks Rd.	95.01-01-46	Plat 147500653, Deed 14750646, 14070108
Martin Creek (end of road)	7460 Carriage Hills Dr.	94.02-04-07	Plat 1000134, Deed 13071561, 13050175
Martin Creek (Parker)	7205 Carriage Hills Dr.	94.02-02-	Plat 124601281, Deed 13071561
Merriman Road Sewer Lift	6008 Merriman Rd.	087.17-05-06	Plat 900087, Deed 11000170
Mount Vernon Forest	5405 Chatsworth Dr.	86.15-01-43	Plat 900099, Deed 10350022
Mountain View	6618A Bryant Cir.	28.13-01-39	Deed 10440816
Mungar Tank Site	Starkey Rd.	97.01-01-	Plat 138801005, Deed 13881003
North Lakes #3	5619 North Lakes Dr.	36.12-01-23	Plat 800031, Deed 10440843
North Lakes #4	5327 Green Tree Ln.	37.09-08-03	Plat 800032, Deed 10440816

North Lakes #4 Booster & Tank	5325 Green Tree Ln.	37.09-08-02	Plat 79200260, Deed 8430484
North Lakes #5	3290 Green Ridge Rd.	36.12-03-	Plat 104200839, Deed 10440814
North Lakes #6	5200 Spring Ln.	37.09-01-52	Plat 112900561, Deed 11450537
North Lakes Booster	4990 Craun Ln	37.14-01-14	Plat 700052, Deed 10440843
Nover Well	1129 Nover Ave.	27.13-02-14	Deed 10460155
Oak Grove Tank	4530 Glen Heather Dr.	76.07-02-19	Deed 11960151
Oak Ridge Booster	Oak Dr. Ext.	36.03-01-	Owned by Roselawn Forest INC
Ogden Booster/Front lot	Electric Road	77.20-03-	Plat 130601979, Deed 13061966
Oriole Lane Tank	6074 Oriole Ln.	87.17-03-13	Plat 800041, Deed 10440821
Pelham Tank	1800 Dorset Dr.		Is this Sold? Not shown on Tax maps
Penguin Tank	3649 Kenwick Tr.	87.09-06-07	Plat 900246, Deed 12741791
Pines	4610 Glen Heather Dr.	76.07-02-53	Plat 102300152, Deed 10230150
Ponderosa Park	5957 Barbara Cir.	86.20-01-08	Deed 13500350
Ponderosa Park Tank	5965 Ponderosa Cir.	86.20-01-33	Plat 800077, Deed 13500350
Roselawn Booster	6023 Roselawn Road	86.01-11-20	owned by BOONE BOONE & LOEB INC
Scenic Hills	5730 Scenic Hills Dr.	86.19-01-11	Plat 98100455, Deed 10440824
Shadwell Booster	5791 Hollins Rd.	28.13-02-	Plat 130600282, Deed 13060818
Shadwell Tank	8272 Olde Tavern Rd.	28.00-01-	Plat 131100300, Deed 13110295
Smokey Ridge	6250 Smokey Ridge	76.03-03-74	Plat 104000359, Deed 10440816
Southern Hills	4342 Elm View Rd.	87.08-05-03	Plat 2400001
Southwoods #1 & 2	2699 Willowlawn St.	77.05-06-15	Needs to be cut out of Park
Spring Hollow Reservoir	6498 Dry Hollow Rd.	72.00-01-01	Plat 1500147, Deed 12861449
Starkey #1	5687 Crystal Creek Dr.	97.01-02-06	Plat 103500201, Deed 10350196
Starkey #2	5612 Crystal Creek Dr.	97.05-01-28	Plat 103500202, Deed 10350196
Starkey #3	6328 Merriman Rd.	87.18-03-	Needs to be cut out of Park
Starkey #5		97.05-01-24	Needs to be cut out of Park
Starkey PRV	6657 Merriman Rd.	97.01-02-13	Field needs to be cut out
Starkey Sewer Lift	6657 Merriman Rd.	97.01-02-13	Field needs to be cut out
Summit Ridge Horizontal Tank	2685 Summit Ridge	039.00-01-09	Deed 11881109
Summit Ridge Vertical Tank	2857 Summit Ridge		owned by DURHAM, ALFRED A & BETH
Suncrest Heights Sewer Treatment Plant	5827 Kathryn Dr.	98.02-01-89	Plat 1600022, Deed 200321681
Suncrest Tank	106 Hill Top Road	98.02-01-11.01	Plat 97200777, Deed 200321681

Suncrest Well	6415 Suncrest Drive	98.02-01-53.01	Deed 200321681
The Fairways Sewer Lift	1625 Valhalla Ct.	35.04-05-45	Owned by Graham Thomas LLC
The Groves Sewer Lift	0 Monet Dr.	096.07-99-01	Plat 1700101, Deed 200205340, 14840909
Upland Game Tank	5084 Upland Game Rd.	88.17-01-02	Deed 11230530
Water Treatment Facility	6200 West Main St.	72.02-02-03.01	Plat 1400110, Deed 13760105
Waterfall Lake Reservoir	0 Waterfall Dr	28.05-02-25	Plat 112000104, Deed 12000746
Wooded Acres PRV	1809 Red Lane Ext.	35.04-02-08	Plat 300260, Deed 10460155
Wyndale	4557 Wyndale Av.	76.07-01-08	Plat 300172, Deed 10440847

## Roanoke

<u>Liability</u>	<u>Water</u>	<u>Water Pollution Control</u>
Accounts Payable	\$ 3,324	\$ 28,892
Accrued Interest Payable	207,914	163,993
Accrued Payroll	212,931	110,142
Deferred Refundable Contributions	189,201	- 0
Consumer Deposits	105,715	- 0
Employee Leave Liability	265,811	121,527
Unamortized Bond Premium	322,042	310,340
	<u>\$ 1,306,938</u>	<u>\$ 734,895</u>
Outstanding Purchase Orders	<u>\$ 432,192</u>	<u>\$ 25,356,689</u>

**County of Roanoke**  
**Liabilities and Obligations**  
**Water Fund**

<u>FUND</u>	<u>SUB FUND</u>	<u>GL ACCT</u>	<u>SUBSID ACCT</u>	<u>ENDING BALANCE</u>	<u>TITLE</u>
610	610	2201		(1,834.03)	Vouchers Payable
		3344		(4,603.00)	Outstanding Encumbrances
630	631	2201		(20,173.61)	Vouchers Payable
		2203	203001	(148,349.47)	Accrued Vacation & Sick Pay
		2210	210005	(13,178.03)	Trevillian Rd Loan Pub Part
		2210	210009	(60,540.64)	Mtn Heights Loan Pub Part
		2210	210010	(26,843.91)	Richland Hills Loan Pub Part
		2210	210014	(23,831.03)	Beaumont Rd Loan Public Part
		2210	210015	(47,320.00)	Loan from GF-Stable Rd Water
		2210	210017	(12,380.03)	Webster Rd Waterline Public Wk
		2210	210018	(7,182.36)	South Drive Water Pub Wks Loan
		2210	210020	(16,316.28)	Paint Bank Water-Pub Wks Loan
		2210	210022	(10,965.00)	Joe Carroll Rd - Pub Wks Water
		2210	210023	(46,460.00)	Glenvar Height - Pub Wks Water
		2210	210024	(20,620.00)	Amanda Lane - Pub Wks Water
		2214	214001	(1,091.67)	Accrued Interest Payable
		2214	214002	(4,482,189.59)	1991 Issue - Zero Coupon Bonds
		2214	214010	(8,426.67)	2001 VRA Revolving Loan
		2227	227004	(639,330.94)	Def Rev-Connection Fees
		2227	227007	(3,164.10)	Def Rev-Trevillian Rd
		2227	227009	(2,643.76)	Def Rev-Richland Hills
		2227	227016	(136,795.56)	Def Rev-Little Brushy
		2227	227017	(49,866.76)	Def Rev-Clearbrook
		2227	227018	(13,089.69)	Def Rev-Beaumont Rd.
		2227	227021	(2,019.99)	Def Rev - South Drive
		2227	227023	(6,855.47)	Def Rev - Joe Carrol Rd Water
		2227	227024	(3,655.00)	Def Rev - Paint Bank Water
		2230	230001	(477,916.00)	Customer Deposits
		2232	232003	652,704.56	1993A Refunding Discount
		2232	232004	297,117.06	1993B Refunding Discount
		2233	223301	(12,323.37)	2003 Bond Premium
		2234	234001	3,165,040.29	1993a Refunding Loss
		2234	234002	1,575,463.43	1993b Refunding Loss
		2234	234005	21,292.00	2003 Refunding Loss
		2261	261002	(5,005,943.75)	1991 Revenue Bonds Payable
		2261	261003	(33,370,000.00)	1993A Refunding Bonds
		2261	261004	(17,415,000.00)	1993b Refunding Bonds
		2261	261005	(787,427.55)	2001 VRA Revolving Loan
		2261	261006	(470,000.00)	2003 General Obligation Bond
		3344		(15,388.49)	Outstanding Encumbrances
630	637	1145	145002	(550,596.03)	Prepaid Princ - 91 Rev Bonds
		1145	145003	(58,333.37)	Prepaid Princ - 93a Refunding
		1145	145004	(104,999.96)	Prepaid Princ - 93b Refunding
		2214	214001	(774,651.17)	Accrued Interest Payable
		2214	214003	(280,589.72)	1993B Refunding Accrued Intere
		2214	214004	(552,567.12)	1993A Refunding Accrued Intere
630	645	2201		(3,903.95)	Vouchers Payable
		3344		(14,500.00)	Outstanding Encumbrances

City of Roanoke  
Debt Payments Relevant to Water Authority

Water Pollution Control Fund									
	'94 Bonds (non-refunded portion)			2003 Bonds			Total WPC Fund		
	Principal	Interest	Total	Principal	Interest	Total	Principal	Interest	Total
3/1/2004	375,000	18,095.00	393,095.00	45,000	275,231.25	320,231.25	420,000.00	293,326.25	713,326.25
10/1/2004	-	-	-	-	-	-	-	-	-
2/1/2005	-	9,282.50	9,282.50	-	274,781.25	274,781.25	-	284,063.75	284,063.75
4/1/2005	-	-	-	-	-	-	-	-	-
3/1/2005	395,000	9,282.50	404,282.50	95,000	274,781.25	369,781.25	490,000.00	284,063.75	774,063.75
10/1/2005	-	-	-	-	-	-	-	-	-
2/1/2006	-	-	-	-	273,831.25	273,831.25	-	273,831.25	273,831.25
4/1/2006	-	-	-	-	-	-	-	-	-
3/1/2006	-	-	-	510,000	273,831.25	783,831.25	510,000.00	273,831.25	783,831.25
10/1/2006	-	-	-	-	-	-	-	-	-
2/1/2007	-	-	-	-	268,731.25	268,731.25	-	268,731.25	268,731.25
4/1/2007	-	-	-	-	-	-	-	-	-
3/1/2007	-	-	-	525,000	268,731.25	793,731.25	525,000.00	268,731.25	793,731.25
10/1/2007	-	-	-	-	-	-	-	-	-
2/1/2008	-	-	-	-	263,481.25	263,481.25	-	263,481.25	263,481.25
4/1/2008	-	-	-	-	-	-	-	-	-
3/1/2008	-	-	-	535,000	263,481.25	798,481.25	535,000.00	263,481.25	798,481.25
10/1/2008	-	-	-	-	-	-	-	-	-
2/1/2009	-	-	-	-	255,456.25	255,456.25	-	255,456.25	255,456.25
4/1/2009	-	-	-	-	-	-	-	-	-
3/1/2009	-	-	-	555,000	255,456.25	810,456.25	555,000.00	255,456.25	810,456.25
10/1/2009	-	-	-	-	-	-	-	-	-
2/1/2010	-	-	-	-	248,518.75	248,518.75	-	248,518.75	248,518.75
4/1/2010	-	-	-	-	-	-	-	-	-
3/1/2010	-	-	-	570,000	248,518.75	818,518.75	570,000.00	248,518.75	818,518.75
10/1/2010	-	-	-	-	-	-	-	-	-
2/1/2011	-	-	-	-	234,268.75	234,268.75	-	234,268.75	234,268.75
4/1/2011	-	-	-	-	-	-	-	-	-
3/1/2011	-	-	-	605,000	234,268.75	839,268.75	605,000.00	234,268.75	839,268.75
10/1/2011	-	-	-	-	-	-	-	-	-
2/1/2012	-	-	-	-	219,143.75	219,143.75	-	219,143.75	219,143.75
4/1/2012	-	-	-	-	-	-	-	-	-
3/1/2012	-	-	-	640,000	219,143.75	859,143.75	640,000.00	219,143.75	859,143.75
10/1/2012	-	-	-	-	-	-	-	-	-
2/1/2013	-	-	-	-	203,143.75	203,143.75	-	203,143.75	203,143.75
4/1/2013	-	-	-	-	-	-	-	-	-
3/1/2013	-	-	-	670,000	203,143.75	873,143.75	670,000.00	203,143.75	873,143.75
10/1/2013	-	-	-	-	-	-	-	-	-
2/1/2014	-	-	-	-	186,393.75	186,393.75	-	186,393.75	186,393.75
4/1/2014	-	-	-	-	-	-	-	-	-
3/1/2014	-	-	-	700,000	186,393.75	886,393.75	700,000.00	186,393.75	886,393.75
10/1/2014	-	-	-	-	-	-	-	-	-
2/1/2015	-	-	-	-	168,893.75	168,893.75	-	168,893.75	168,893.75
4/1/2015	-	-	-	-	-	-	-	-	-
3/1/2015	-	-	-	740,000	168,893.75	908,893.75	740,000.00	168,893.75	908,893.75
10/1/2015	-	-	-	-	-	-	-	-	-
2/1/2016	-	-	-	-	156,868.75	156,868.75	-	156,868.75	156,868.75
4/1/2016	-	-	-	-	-	-	-	-	-
3/1/2016	-	-	-	770,000	156,868.75	926,868.75	770,000.00	156,868.75	926,868.75
10/1/2016	-	-	-	-	-	-	-	-	-
2/1/2017	-	-	-	-	143,393.75	143,393.75	-	143,393.75	143,393.75
4/1/2017	-	-	-	-	-	-	-	-	-
3/1/2017	-	-	-	800,000	143,393.75	943,393.75	800,000.00	143,393.75	943,393.75
10/1/2017	-	-	-	-	-	-	-	-	-
2/1/2018	-	-	-	-	128,893.75	128,893.75	-	128,893.75	128,893.75
4/1/2018	-	-	-	-	-	-	-	-	-
3/1/2018	-	-	-	825,000	128,893.75	953,893.75	825,000.00	128,893.75	953,893.75
10/1/2018	-	-	-	-	-	-	-	-	-
2/1/2019	-	-	-	-	113,425.00	113,425.00	-	113,425.00	113,425.00
4/1/2019	-	-	-	-	-	-	-	-	-
3/1/2019	-	-	-	860,000	113,425.00	973,425.00	860,000.00	113,425.00	973,425.00
10/1/2019	-	-	-	-	-	-	-	-	-
2/1/2020	-	-	-	-	97,300.00	97,300.00	-	97,300.00	97,300.00
4/1/2020	-	-	-	-	-	-	-	-	-
3/1/2020	-	-	-	895,000	97,300.00	992,300.00	895,000.00	97,300.00	992,300.00
10/1/2020	-	-	-	-	-	-	-	-	-
2/1/2021	-	-	-	-	79,400.00	79,400.00	-	79,400.00	79,400.00
4/1/2021	-	-	-	-	-	-	-	-	-
3/1/2021	-	-	-	930,000	79,400.00	1,009,400.00	930,000.00	79,400.00	1,009,400.00
10/1/2021	-	-	-	-	-	-	-	-	-
2/1/2022	-	-	-	-	60,800.00	60,800.00	-	60,800.00	60,800.00
3/1/2022	-	-	-	975,000	60,800.00	1,035,800.00	975,000.00	60,800.00	1,035,800.00
2/1/2023	-	-	-	-	41,300.00	41,300.00	-	41,300.00	41,300.00
3/1/2023	-	-	-	1,010,000	41,300.00	1,051,300.00	1,010,000.00	41,300.00	1,051,300.00
2/1/2024	-	-	-	-	21,100.00	21,100.00	-	21,100.00	21,100.00
3/1/2024	-	-	-	1,055,000	21,100.00	1,076,100.00	1,055,000.00	21,100.00	1,076,100.00
Total	770,000	36,660.00	806,660.00	14,310,000	7,153,481.25	21,463,481.25	15,080,000	7,190,141.25	22,270,141.25

City of Roanoke  
Debt Payments Relevant to Water Authority

Water Fund									
	1997 Bonds			2002 Bonds			Total Water Fund		
	Principal	Interest	Total	Principal	Interest	Total	Principal	Interest	Total
8/1/2004	1,620,000	377,837.50	1,997,837.50			-	1,620,000	377,837.50	1,997,837.50
10/1/2004			-	170,000	121,376.88	291,376.88	170,000	121,376.88	291,376.88
2/1/2005		341,387.50	341,387.50			-	-	341,387.50	341,387.50
4/1/2005			-		117,976.88	117,976.88	-	117,976.88	117,976.88
8/1/2005	1,605,000	341,387.50	1,946,387.50			-	1,605,000	341,387.50	1,946,387.50
10/1/2005			-	180,000	117,976.88	297,976.88	180,000	117,976.88	297,976.88
2/1/2006		303,268.75	303,268.75			-	-	303,268.75	303,268.75
4/1/2006			-		113,476.88	113,476.88	-	113,476.88	113,476.88
8/1/2006	1,585,000	303,268.75	1,888,268.75			-	1,585,000	303,268.75	1,888,268.75
10/1/2006			-	190,000	113,476.88	303,476.88	190,000	113,476.88	303,476.88
2/1/2007		265,625.00	265,625.00			-	-	265,625.00	265,625.00
4/1/2007			-		108,726.88	108,726.88	-	108,726.88	108,726.88
8/1/2007	1,570,000	265,625.00	1,835,625.00			-	1,570,000	265,625.00	1,835,625.00
10/1/2007			-	200,000	108,726.88	308,726.88	200,000	108,726.88	308,726.88
2/1/2008		226,375.00	226,375.00			-	-	226,375.00	226,375.00
4/1/2008			-		103,726.88	103,726.88	-	103,726.88	103,726.88
8/1/2008	1,555,000	226,375.00	1,781,375.00			-	1,555,000	226,375.00	1,781,375.00
10/1/2008			-	215,000	103,726.88	318,726.88	215,000	103,726.88	318,726.88
2/1/2009		187,500.00	187,500.00			-	-	187,500.00	187,500.00
4/1/2009			-		98,351.88	98,351.88	-	98,351.88	98,351.88
8/1/2009	1,540,000	187,500.00	1,727,500.00			-	1,540,000	187,500.00	1,727,500.00
10/1/2009			-	225,000	98,351.88	323,351.88	225,000	98,351.88	323,351.88
2/1/2010		149,000.00	149,000.00			-	-	149,000.00	149,000.00
4/1/2010			-		92,726.88	92,726.88	-	92,726.88	92,726.88
8/1/2010	1,520,000	149,000.00	1,669,000.00			-	1,520,000	149,000.00	1,669,000.00
10/1/2010			-	240,000	92,726.88	332,726.88	240,000	92,726.88	332,726.88
2/1/2011		111,000.00	111,000.00			-	-	111,000.00	111,000.00
4/1/2011			-		87,926.88	87,926.88	-	87,926.88	87,926.88
8/1/2011	1,500,000	111,000.00	1,611,000.00			-	1,500,000	111,000.00	1,611,000.00
10/1/2011			-	255,000	87,926.88	342,926.88	255,000	87,926.88	342,926.88
2/1/2012		73,500.00	73,500.00			-	-	73,500.00	73,500.00
4/1/2012			-		82,826.88	82,826.88	-	82,826.88	82,826.88
8/1/2012	1,480,000	73,500.00	1,553,500.00			-	1,480,000	73,500.00	1,553,500.00
10/1/2012			-	270,000	82,826.88	352,826.88	270,000	82,826.88	352,826.88
2/1/2013		36,500.00	36,500.00			-	-	36,500.00	36,500.00
4/1/2013			-		77,258.13	77,258.13	-	77,258.13	77,258.13
8/1/2013	1,460,000	36,500.00	1,496,500.00			-	1,460,000	36,500.00	1,496,500.00
10/1/2013			-	280,000	77,258.13	357,258.13	280,000	77,258.13	357,258.13
2/1/2014			-			-	-		-
4/1/2014			-		71,308.13	71,308.13	-	71,308.13	71,308.13
8/1/2014			-			-	-		-
10/1/2014			-	295,000	71,308.13	366,308.13	295,000	71,308.13	366,308.13
2/1/2015			-			-	-		-
4/1/2015			-		64,855.00	64,855.00	-	64,855.00	64,855.00
8/1/2015			-			-	-		-
10/1/2015			-	315,000	64,855.00	379,855.00	315,000	64,855.00	379,855.00
2/1/2016			-			-	-		-
4/1/2016			-		57,767.50	57,767.50	-	57,767.50	57,767.50
8/1/2016			-			-	-		-
10/1/2016			-	335,000	57,767.50	392,767.50	335,000	57,767.50	392,767.50
2/1/2017			-			-	-		-
4/1/2017			-		50,062.50	50,062.50	-	50,062.50	50,062.50
8/1/2017			-			-	-		-
10/1/2017			-	350,000	50,062.50	400,062.50	350,000	50,062.50	400,062.50
2/1/2018			-			-	-		-
4/1/2018			-		41,312.50	41,312.50	-	41,312.50	41,312.50
8/1/2018			-			-	-		-
10/1/2018			-	370,000	41,312.50	411,312.50	370,000	41,312.50	411,312.50
2/1/2019			-			-	-		-
4/1/2019			-		32,062.50	32,062.50	-	32,062.50	32,062.50
8/1/2019			-			-	-		-
10/1/2019			-	390,000	32,062.50	422,062.50	390,000	32,062.50	422,062.50
2/1/2020			-			-	-		-
4/1/2020			-		22,312.50	22,312.50	-	22,312.50	22,312.50
8/1/2020			-			-	-		-
10/1/2020			-	415,000	22,312.50	437,312.50	415,000	22,312.50	437,312.50
2/1/2021			-			-	-		-
4/1/2021			-		11,418.75	11,418.75	-	11,418.75	11,418.75
8/1/2021			-			-	-		-
10/1/2021			-	435,000	11,418.75	446,418.75	435,000	11,418.75	446,418.75
2/1/2022			-			-	-		-
8/1/2022			-			-	-		-
2/1/2023			-			-	-		-
8/1/2023			-			-	-		-
2/1/2024			-			-	-		-
8/1/2024			-			-	-		-
Total	15,435,000	3,766,150.00	19,201,150.00	5,130,000	2,589,571.98	7,719,571.98	20,565,000	6,355,721.98	26,920,721.98



City of Roanoke  
Debt Payments Relevant to Water Authority

Total Water Authority

	Principal	Interest	Total
8/1/2004	2,040,000.00	671,163.75	2,711,163.75
10/1/2004	170,000.00	121,376.88	291,376.88
2/1/2005	-	625,451.25	625,451.25
4/1/2005	-	117,976.88	117,976.88
8/1/2005	2,095,000.00	625,451.25	2,720,451.25
10/1/2005	180,000.00	117,976.88	297,976.88
2/1/2006	-	577,100.00	577,100.00
4/1/2006	-	113,476.88	113,476.88
8/1/2006	2,095,000.00	577,100.00	2,672,100.00
10/1/2006	190,000.00	113,476.88	303,476.88
2/1/2007	-	534,356.25	534,356.25
4/1/2007	-	108,726.88	108,726.88
8/1/2007	2,095,000.00	534,356.25	2,629,356.25
10/1/2007	200,000.00	108,726.88	308,726.88
2/1/2008	-	489,856.25	489,856.25
4/1/2008	-	103,726.88	103,726.88
8/1/2008	2,090,000.00	489,856.25	2,579,856.25
10/1/2008	215,000.00	103,726.88	318,726.88
2/1/2009	-	442,956.25	442,956.25
4/1/2009	-	98,351.88	98,351.88
8/1/2009	2,095,000.00	442,956.25	2,537,956.25
10/1/2009	225,000.00	98,351.88	323,351.88
2/1/2010	-	397,518.75	397,518.75
4/1/2010	-	92,726.88	92,726.88
8/1/2010	2,090,000.00	397,518.75	2,487,518.75
10/1/2010	240,000.00	92,726.88	332,726.88
2/1/2011	-	345,268.75	345,268.75
4/1/2011	-	87,926.88	87,926.88
8/1/2011	2,105,000.00	345,268.75	2,450,268.75
10/1/2011	255,000.00	87,926.88	342,926.88
2/1/2012	-	292,643.75	292,643.75
4/1/2012	-	82,826.88	82,826.88
8/1/2012	2,120,000.00	292,643.75	2,412,643.75
10/1/2012	270,000.00	82,826.88	352,826.88
2/1/2013	-	239,643.75	239,643.75
4/1/2013	-	77,258.13	77,258.13
8/1/2013	2,130,000.00	239,643.75	2,369,643.75
10/1/2013	280,000.00	77,258.13	357,258.13
2/1/2014	-	186,393.75	186,393.75
4/1/2014	-	71,308.13	71,308.13
8/1/2014	700,000.00	186,393.75	886,393.75
10/1/2014	295,000.00	71,308.13	366,308.13
2/1/2015	-	168,893.75	168,893.75
4/1/2015	-	64,855.00	64,855.00
8/1/2015	740,000.00	168,893.75	908,893.75
10/1/2015	315,000.00	64,855.00	379,855.00
2/1/2016	-	156,868.75	156,868.75
4/1/2016	-	57,767.50	57,767.50
8/1/2016	770,000.00	156,868.75	926,868.75
10/1/2016	335,000.00	57,767.50	392,767.50
2/1/2017	-	143,393.75	143,393.75
4/1/2017	-	50,062.50	50,062.50
8/1/2017	800,000.00	143,393.75	943,393.75
10/1/2017	350,000.00	50,062.50	400,062.50
2/1/2018	-	128,893.75	128,893.75
4/1/2018	-	41,312.50	41,312.50
8/1/2018	825,000.00	128,893.75	953,893.75
10/1/2018	370,000.00	41,312.50	411,312.50
2/1/2019	-	113,425.00	113,425.00
4/1/2019	-	32,062.50	32,062.50
8/1/2019	860,000.00	113,425.00	973,425.00
10/1/2019	390,000.00	32,062.50	422,062.50
2/1/2020	-	97,300.00	97,300.00
4/1/2020	-	22,312.50	22,312.50
8/1/2020	895,000.00	97,300.00	992,300.00
10/1/2020	415,000.00	22,312.50	437,312.50
2/1/2021	-	79,400.00	79,400.00
4/1/2021	-	11,418.75	11,418.75
8/1/2021	930,000.00	79,400.00	1,009,400.00
10/1/2021	435,000.00	11,418.75	446,418.75
2/1/2022	-	60,800.00	60,800.00
8/1/2022	975,000.00	60,800.00	1,035,800.00
2/1/2023	-	41,300.00	41,300.00
8/1/2023	1,010,000.00	41,300.00	1,051,300.00
2/1/2024	-	21,100.00	21,100.00
8/1/2024	1,055,000.00	21,100.00	1,076,100.00
Total	35,645,000	13,545,863.23	49,190,863.23

**Exhibit G**

**Locality Compensation Payments to County of Roanoke  
Based on General Obligation Debt Payments Related to Water Authority**

	Water			Sewer			Total Payment
	Principal	Interest	Total	Principal	Interest	Total	
12/1/2004		5,800.00	5,800.00		21,293.75	21,293.75	27,093.75
6/1/2005	80,000.00	5,800.00	85,800.00	280,000.00	21,293.75	301,293.75	387,093.75
12/1/2005		4,200.00	4,200.00		15,693.75	15,693.75	19,893.75
6/1/2006	75,000.00	4,200.00	79,200.00	290,000.00	15,693.75	305,693.75	384,893.75
12/1/2006		3,450.00	3,450.00		12,793.75	12,793.75	16,243.75
6/1/2007	80,000.00	3,450.00	83,450.00	290,000.00	12,793.75	302,793.75	386,243.75
12/1/2007		2,200.00	2,200.00		8,262.50	8,262.50	10,462.50
6/1/2008	80,000.00	2,200.00	82,200.00	295,000.00	8,262.50	303,262.50	385,462.50
12/1/2008		1,200.00	1,200.00		4,575.00	4,575.00	5,775.00
6/1/2009	80,000.00	1,200.00	81,200.00	305,000.00	4,575.00	309,575.00	390,775.00
	<u>395,000.00</u>	<u>33,700.00</u>	<u>428,700.00</u>	<u>1,460,000.00</u>	<u>125,237.50</u>	<u>1,585,237.50</u>	<u>2,013,937.50</u>

# Western Virginia Water Authority - Vehicles

6/10/2004

Shop#	Year	Make	Model	Class Code	VIN	License
85	1995	Chevy	Blazer	SUV 4X4	1GNDT13W0SK220705	10-319L
128	2001	Ford	Ranger Pickup	1/2 Ton 4X2	1FTYR10E51TBO5384	101-286L
130	1997	Ford	F150 Pickup EC	1/2 Ton 4X4	1FTDX18W0VND22661	22-459L
131	1996	Chevy	Blazer	SUV 4X4	1GNDT13W0T2245301	56-368L
140	1995	Chevy	1500 Pickup	1/2 Ton 4X2	1GCEK14H8SZ170210	78-041L
144	1996	Ford	Ranger Pickup	1/2Ton 4X2	1FTCR10U3TPA87187	55-352L
145	1997	Chevy	S-10 Pickup	1/2 Ton 4X2	1GCCS14X9VK225338	56-265L
150	2002	Ford	F150 Pickup EC	1/2 Ton 4x4	1FTRX18W72NA67606	78-116L
151	2003	Ford	F150 Pickup	1/2 Ton 4X4	2FTRF18W83CB14457	118-467L
156	1995	Chevy	Blazer	SUV 4X4	1GNDT13W9SK219990	78-030L
158	1999	Ford	F250 Pickup EC	3/4Ton 4X4	1FTNX21L1XEC96259	10-284L
160	1999	Ford	F150 Pickup EC	1/2Ton 4X4	1FTRX18W3XNB01581	37-010L
167	1996	Chevy	Blazer	SUV 4X4	1GNDT13W3T2245227	55-310L
181	1996	Ford	Ranger Pickup	1/2 Ton 4X2	1FTCR10U1TPA87186	55-294L
183	1999	Ford	F150 Pickup EC	1/2 Ton 4X4	1FTRX18W9XNA97746	10-290L
184	1999	Ford	F250 Pickup EC	3/4 Ton 4X4	1FTNX21LXXEC96258	10-378L
196	1999	Chevy	S-10 Pickup	1/2 Ton 4X2	1GCCS14X9XK162289	10-289L
700	1993	Chevy	Blazer	2DR.4X4	1GNCT18W5P0160301	56-249L
701	1990	Ford	Aero Star Van	4X4	1FTDA44X9LZB18318	55-269L
702	2003	Ford	F150 XL Pickup	1/2 Ton 4X4	2FTRF18WX3CB14458	55-370L
704	1995	Chevy	Blazer	SUV 4X4	1GNDT13W5SK220697	78-020L
705	2002	Dodge	Ram 2500 Pickup	3/4Ton 4X2	3B7KC26Z22M308224	118-472L
706	2002	Dodge	Ram 2500 Pickup	3/4 Ton 4X2	3B7KC26Z62M308226	118-473L
707	1998	Ford	Ranger Pickup	1/2 Ton 4X2	1FTYR14XOWTA72555	37-012L
708	1998	Ford	Ranger Pickup	1/2 Ton 4X2	1FTYR14X9WTA72554	37-011L
709	2002	Ford	Explorer	SUV 4X4	1FMZU73E32UA07706	101-231L
710	1989	Chevy	Blazer	SUV 4X4	1GNCT18Z4K0160891	10-392L
711	1998	Ford	Explorer	SUV 4X4	1FMZU34E3WUC04517	55-236L
712	2003	Ford	F-150 Pickup	1/2 Ton 4x4	2FTRF18W63CB14456	118-438L
715	1993	Ford	F- 350 Pickup	1 Ton 4X2	1FDHF37H1PNA60005	55-288L
716	2004	Ford	F150 XL Pickup	1/2 Ton 4X2	3B7HE13Y2PM141414	122-647L
717	1996	Ford	Ranger Pickup	1/2 Ton 4X2	1FTCR14U7TPA87185	55-245L
718	1997	Chevy	1500 - Pickup	1/2 Ton 4X2	1GCEC14W3VZ255066	10-335L
719	1987	Dodge	Ram 150 Pickup	1/2 Ton 4X2	1B7FD14TXHS504841	10-359L
720	1999	Ford	Super Trak Van	4x4	1FT5S34L8XHA39424	22-460L
721	1997	Chevy	Step Van	4X2	1GBHP32ROV3311708	55-301L
723	1995	Chevy	3500 Pickup	1 Ton 4X2	1GBGC34K4SZ210168	78-119L
724	1993	Dodge	Power Ram 350 - Pickup	1 Ton 4x4	1B6KM3652PS220809	55-372L
725	1999	Chevy	3500 - Pickup	1 Ton 4X2	1GBGC34R7XF075807	90-861L
726	1986	GMC	7000 - Svc Truck	2 Ton 4X2	1GDJ701B2GV536058	10-354L
727	1992	Ford	F 350 - Pickup	1Ton 4X2	1FDHF37HONNA93140	55-355L
728	1999	Intern'l	4700 Svc Truck	2 Ton 4X2	1HTSLABMXXH661474	37-014L
731	1978	Ford	F700 Dump Truck	2 Ton 4X2	F70EVCE8158	10-280L
734	1994	Ford	Flusher Waste Removal	Jet Truck	1FDXK82E4RVA48970	90-867L
735	1980	White	Autocar Tractor	Tractor Trailer	92RCFGH041695	10-299L
736	1989	Ford	F 700 - Svc Truck	2 Ton 4X2	1FDNF70KOKVA37050	10-393L
737	1984	Intern'l	S 1700 - Svc Truck	2 Ton 4X2	1HTLBEGM8EHA44873	10-326L
738	1995	Ford	F 350 - Pickup	1 Ton 4X2	1FDHF37H5SNA26691	10-270L
739	1995	Chevy	3500 - Pickup	1 Ton 4X2	1GBGC34KOSZ211379	10-350L
743	1995	Chevy	3500 - Pickup	1Ton 4X2	1GBGC34K4SZ211904	90-844L

Criteria: 1 Exceeds Age  
2 Exceeds Mileage  
3 Exceeds LTD Costs

# Western Virginia Water Authority - Vehicles

6/10/2004

Shop#	Year	Make	Model	Class Code	VIN	License
744	1998	Ford	Louiseville Dump Truck	10 Ton	1FDYW86E1WVA19098	10-338L
745	2000	Ford	F 650 XL - Knuckle Boom	2 Ton 4X2	3FDWF652OYMA09307	78-021L
746	1987	Ford	F 700 - Svc Truck	2 Ton 4X2	1FDNF70K5HVA54032	10-364L
748	1985	Ford	F 700 - Svc Truck	2 Ton 4X2	1FDNF70H8FVA48615	10-339L
751	1995	Chevy	3500 - Pickup	1 Ton 4X2	1GBGC34K4SZ210073	56-252L
752	1991	Intern'l	Dump Truck	10 Ton 4X2	1HTSDNGR5MH313571	56-380L
753	1989	Ford	F 800 Dump Truck	10 Ton 4X2	1FDYK84A8KVA41489	10-394L
754	1993	Ford	F 600 - Svc Truck	2 Ton 4X2	1FDNF62J3PVA26405	10-257L
755	1993	Chevy	Kodiak Lo-Pro	2 Ton 4X2	1GBG6H1MOPJ106079	10-225L
756	1990	Ford	F 700 - Svc Truck	3 Ton 4X2	1FDNF70K7LVA46393	78-078L
758	1986	Ford	F8000 Dump Truck	10 Ton 4X2	1FDYK87U4GVA55290	10-357L
760	2004	Sterling	Vactor Truck	Swr Clnr.	2FZHATAK14AL75894	122-673L
761	1985	Ford	F 350 - Rodder Truck	1 Ton 4X2	1FDJF37H2FNA82966	10-348L
762	1990	Ford	F 600 - Rodder Truck	2 Ton 4X2	1FDMF60KXLVA46684	78-152L
763	1994	Ford	L8000 - Dump Truck	10 Ton 4X2	1FDYK82E2RVA49121	10-298L
764	1993	Ford	L 8000 Camel Truck	Swr Clnr.	1FDYW82E5PVA28152	10-227L
766	1985	Ford	Dump Truck	10 Ton 4X2	1FDYK87U6FVA57993	10-345L
767	1985	GMC	7000 - Svc Truck	2 Ton 4X2	1GDL7D1E3FV627261	10-351L
768	1985	GMC	7000 - Svc Truck	2 Ton 4X2	1GDL7D1E9FV627278	10-352L
769	1984	GMC	Step Van	4X2	1GDJP32M0E3505961	10-334L
770	1985	Ford	Dump Truck	10 Ton 4X2	1FDYL80U9FVA14286	10-332L
776	1987	Chevy	Custom Deluxe Pickup	1/2 Ton 4X2	1GBGR24K2HS168318	10-362L
793	1987	Intern'l	Dump Truck	10 Ton 4X2	1HTLDDBN6HH525226	10-367L
845	1998	Ford	F 150 Pickup	1/2 Ton 4X4	1FTZF18W4WNB92295	78-036L
852	1974	Ford	8000 Series Boom Truck	4X2	R80CVT32794	55-255L
853	1998	Ford	Ranger Pickup	1/2 4X2	1FTYR10U4WUB61583	55-211L
856	1997	Ford	F150 XL Pickup	1/2 Ton 4X2	1FTEF17W5VND30666	90-865L
858	1995	Chevy	Tahoe	4X4	3GNEK18K4SG104346	90-883L
859	1991	GMC	Small Van	4X2	1GKDM15ZOMB516117	86-825L
860	1992	Dodge	Dakota Pickup LE	1/2 Ton 4X2	1B7GL26X3NS668912	78-098L
865	1984	Dodge	Custom Ram 150 Pickup	1/2 Ton 4X2	1B7FD14T7ES272601	55-253L
866	2004	Ford	F150 Pickup	1/2 Ton 4X4	2FTRF18W24CA50904	122-634L
867	1987	Ford	F 150 Pickup	1/2 Ton 4X2	1FTEF15N8RNB34690	78-022L
868	2000	Ford	F750 XLDump Truck	2Ton 4X2	3FDXF75R6YMA63119	46-835L
890	1995	Chevy	Full Size Van 20 Series	4X2	1GCEG25K7SF202177	22-479L
891	1995	Chevy	Full Size Van 20 Series	4X2	1GCEG25K9SF202374	22-480L

Criteria: 1 Exceeds Age  
2 Exceeds Mileage  
3 Exceeds LTD Costs

# Western Virginia Water Authority - Vehicles

6/17/2004

Shop#	Year	Make	Model	Class Code	VIN	License
U760	1988	Chevy	KODIAK 70 SINGLE AXLE	2 1/2 ton Dump	1GBP7D1G6JV108984	78-195L
U762	1992	Ford	F800 SINGLE AXLE	2 1/2 ton Dump	1FDYK84A0NVA05185	90-804L
U766	1988	Chevy	30 SERIES DUMP TRUCK	1 ton Dump	1GBJR34W7JJ114765	78-197L
U768	2000	Chevy	PICKUP 2500 SERIES	3/4 ton 4X4	1GCGK24RXYR171407	46-672L
U769	2001	Sterling	TANKER SINGLE AXLE	Jet Truck	2FZAATAKX1AH65313	90-857L
U770	2000	Chevy	PICKUP 2500 SERIES	3/4 ton 4X4	1GCGK24RXYR171312	46-673L
U773	1989	Chevy	KODIAK 70 SINGLE AXLE	2 1/2 ton Dump	1GBP7D1Y7KV104906	78-131L
U774	2000	Freightlnr	FL70 SINGLE AXLE	2 1/2 ton Dump	1FV6HJBB6YHB66356	41-664L
U776	2000	Chevy	PICKUP 2500 SERIES	3/4 ton 4X4	1GCGK24RXYR171522	46-674L
U777	1988	Chevy	STEP VAN P30	1 ton Step Van	1GCKP32W4J3324771	78-198L
U780	1989	Chevy	KODIAK 70 SINGLE AXLE	2 1/2 ton Dump	1GBP7D1Y7KV104873	78-133L
U782	2001	Jeep	CHEROKEE	SUV 4X4	1J4FF48S11L576065	101-155L
U786	1995	Chevy	BLAZER 4DR	SUV 4X4	1GNDT13W2S2242639	11-948L
U787	2000	Chevy	S10 PICKUP	1/2 ton 4X4	1GCDT19W7YK225795	46-681L
U788	2001	Chevy	3500 HD	1 ton Dump	3GBKC34G31M104400	101-154L
U791	2001	Ford	F250 SUPER DUTY EXT	3/4 ton 4X4	3FTNX21SX1MA35303	101-164L
U796	2002	Ford	F250 SUPER DUTY EXT	3/4 ton 4X4	1FTNX21SX2EB01694	46-766L
U797	1992	Ford	F350 F350 DUMP TRUCK	1 ton Dump	1FDKF37G1NNA28424	86-830L
U799	1995	Chevy	BLAZER 4DR	SUV 4X4	1GNDT13W8S2242788	11-947L
U800	2000	Chevy	3500 HD	1 ton Dump	1GBKC34JOYF423906	41-694L
U801	2001	Sterling	CAMEL TRK TANDEM AXLE	Camel Truck	2FZHAZ821AJ20173	101-179L
U818	1999	Freightlnr	FL80 TANDEM AXLE	4 ton Dump	1FVXJBB8XHA73586	36-974L
U819	1996	Chevy	C3500	1 ton Dump	1GBJC34R9TE150514	86-753L
U821	2001	Ford	F250 SUPER DUTY EXT	3/4 ton 4X4	1FTNX21L91EB93338	101-185L
U822	1986	GMC	STEP VAN P30	1 ton Step Van	1GDJP32M5G3501911	90-756L
U824	1994	GMC	JIMMY 4DR	SUV 4X4	1GKDT13W7R2520958	12-912L
U825	1994	GMC	JIMMY 4DR	SUV 4X4	1GKDT13W9R2520962	12-913L
U826	1994	GMC	JIMMY 4DR	SUV 4X4	1GKDT13W4R2520965	12-914L
U827	1994	GMC	JIMMY 4DR	SUV 4X4	1GKDT13WXR2520971	12-915L
U829	2001	Jeep	CHEROKEE	SUV 4X4	1J4FF48S01L598025	101-200L
U832	2002	GMC	3500 HD	1 ton Dump	3GDKC34G12M104209	101-326L
U834	2002	Chevy	PICKUP 2500 SERIES	3/4 ton 4X4	1GCHK24U22Z329237	112-483L
U835	2003	Jeep	GRAND CHEROKEE	SUV 4X4	1J4GW48S23C507487	112-492L
U837	2002	GMC	PICKUP 2500 SERIES EXT	3/4 ton 4X2	1GTEK19V22E280286	110-947L
U838	1994	GMC	PICKUP 1500 SERIES	1/2 ton 4X2	1GTDC14Z4RZ533145	90-764L
U839	2003	Ford	RANGER PICKUP EXT	1/2 ton 4X4	1FTZR15E63TA10459	112-430L
U840	2003	Ford	ORD RANGER PICKUP EX	1/2 ton 4X4	1FTZR15E43TA10458	112-431L
U841	2003	Chevy	CHEVROLET S10 PICKUP	1/2 ton 4X4	1GCDT19X838240692	115-765L
U842	2003	Ford	F350 SUPER DUTY 4DR	1 ton Dump	1FDWW36S13ED27996	122-637L
U844	2004	Chevy	COLORADO PU EXT	1/2 ton 4X4	1GCDT196248149412	122-660L
U845	2004	Chevy	COLORADO PU EXT	1/2 ton 4X4	1GCDT196248148907	122-658L
U846	2004	Chevy	COLORADO PU EXT	1/2 ton 4X4	1GCDT196848148796	122-659L
U882	1997	Ford	F250 PICKUP EXT	3/4 ton 4X4	1FDHX26H5VEB85420	90-766L
U883	1997	Ford	F350	1 ton Dump	3FEKF37H8VMA41203	90-753L
U884	1997	Ford	F250 PICKUP EXT	3/4 ton 4X4	1FTHX26H2VEB85413	78-136L
U887	1998	Chevy	S10 PICKUP EXT	1/2 ton 4X4	1GCCT14X5W8162573	31-587L
U888	1998	Chevy	PICKUP 2500 SERIES	3/4 ton 4X4	1GCGK29R9WE172934	31-586L
U889	1998	GMC	PICKUP 2500 SERIES	3/4 ton 4X4	1GTGC24R8WE528133	31-589L
U891	1999	Jeep	CHEROKEE	SUV 4X4	1J4FF28S7XL647752	37-045L
U892	1997	Ford	TAURUS	4DR Sedan	1FALP52U9VA260037	31-532L

Criteria: 1 Exceeds Age  
2 Exceeds Mileage  
3 Exceeds LTD Costs

# Western Virginia Water Authority - Vehicles

6/17/2004

Shop#	Year	Make	Model	Class Code	VIN	License
U893	2003	Ford	F150 PICKUP	1/2 ton 4X4	2FTRF18W63CB06504	115-798L
U894	1995	Chevy	S10 PICKUP EXT	1/2 ton 4X4	1GCDT19ZXS8216393	78-161L
U895	1999	GMC	3500 VAN	1 ton Van	1GTHG39R2X1063199	41-689L
U899	2001	Ford	F250 SUPER DUTY EXT	3/4 ton 4X4	1FTNX21L21ED00603	101-238L
U7601	1994	Chevy	2500 SERIES EXT	3/4 ton 4X4	1GCFK29K8RE263289	90-815L
U7607	2002	Ford	F250 SUPER DUTY EXT	3/4 ton 4X4	1FTNX21S32EB11256	101-319L
U7608	2002	Ford	RANGER PICKUP EXT	1/2 ton 4X4	1FTYR45EX2TA40091	101-320L
U7609	2002	Chevy	BLAZER 4DR	SUV 4X4	1GNDT13W12K155587	101-323L

Criteria: 1 Exceeds Age  
 2 Exceeds Mileage  
 3 Exceeds LTD Costs

# Western Virginia Water Authority - Equipment

6/17/2004

Shop#	Year	Make	Model
154	1998	Ford	Tractor (NH)
742	1948	Knox	Trailer
771	1997	RSmith	Trailer
772	1975	Lincoln	300Amp Welder
774	1999	American	Trailer
775	2001	Cat	Rbr Tire Loader
777	1993	Leroi	Compressor
778	1984	Leroi	Compressor
779	1999	American	Trailer
780	1990	Amid	Trailer
782	1988	Case	Loader
783	1996	Case	Loader/Backhoe
785	1989	Amid	Trailer
786	1982	Case	Backhoe
787	1992	Sullair	Compressor
788	1999	Case	Loader/Backhoe
789	1989	Case	Loader/Backhoe
790	1986	Case	Backhoe
792	1986	Bobcat	Util Loader
795	1994	Ingersoll	Compressor
796	1997	Ingersoll	Compressor
797	1995		Compressor
798	1975		Cart
799	1975	Drott	Crane
861	1982	JDeere	Tractor
1701	1975	KaMo	Borer
1702	1989	Leroi	Compressor
1703	1999	Case	Arctic Loader
1704	1993	JCB	Stmstr
1705	1992	Case	Loader/Backhoe
1707	1997	Ingersoll	Compressor
1708	1996	Sullair	Compressor
1710	1989	Trans	Trailer
1711	1989	Trans	Trailer
1712	1989	Trans	Trailer
1713	1990	Case	Excavator
1714	1993		Vib. Compactor
1715	1992	Rogers	Trailer
1716	1995	Bobcat	Loader

## Criteria:

- 1 - Exceeds designated life cycle in years
- 2 - Exceeds designated mileage/hours
- 3 - Exceeds designated replacement percentage in LTD costs

Exhibit J

Equipment and Furnishings valued over \$5,000 to be conveyed to the Authority

Item 1. Summary of Personnel Computers

Company	Owner	Model	Serial	Processor	Hard Drive	RAM
120	Water Authority					
	A Carrico		GUPUTL4695	1800		
	Alfred White	8303-RHU	KLRAV4F	1800	40G	512
	April Olichwier	6830GBU	78Y6927	933	30G	256
	B Fronk		GUPUTL5757	2390		
	Benjamin Mullins	6830GBU	78-Y6858	933	20G	384
	Billings and Collections- Handheld	6563A1U	23CYNA7	733	20G	128
	Bob Benninger		GUPUTL8715	2390		
	Bob Benninger		GUPUTL9616	1700		
	Brenda Hale	E3600	gw0026937688	1600	40G	512
	Burley Harris	6564P1U	23CHMT0	733	30G	128
	C Highsmith		GUPUTL4693	1790		
	C Mossor		GUPUTL9947	300		
	Carl Sink	679011U	KA84BFP	1.6	40G	512
	Carroll Hall	6792-22U	KAT123A	1.8	40G	640
	Cassandra Altice	6230-46U	KP-G0896			
	Catherine Holland	679411U	23G1710			
	Cheryl Brewer	2652-Q5U	99-40LCB	2.0GHz	40G	256
	Cheryl Brewer	Solo2500	BC699251945	PII 333	6G	64
	Cheryl Brewer	8303-RHU	KLRAV5F	1.8	40G	512
	Chuck Clark	6830GBU	23AC709	933	30G	256
	Cyndi Pugh	E4650	GW0026884693	1800	40G	256
	D Anderson		GUPUTL5992	350		
	D Anderson		GUPUTL9617	1700		
	D Kadams		GUPUTL6720	1700		
	D Myers		GUPUTL1898	850		
	D Myers		GUPUTL4694	1800		
	Dale Edwards	2652-Q5U	99-40FRH	2000	40G	512
	Danny Foster		GUPUTL1170	850		
	Dianne Hilborn	6840GAU	23AH097	933	30G	256
	Donna Tyree- Murdock	E3600	0026937685	1600	40G	512
	Ed Gunter	E3600	0026937687	1600	40G	512
	Front Counter - Left	GP7-450	ADMUTB8389			
	Front Counter - Right	GP7-600	ADMUTB5008			
	G Robertson		GUPUTL7623	600		
	General (Marshall) Hall	6830GBU	23GP639	933	30G	256
	Greg Belcher	2652-Q5U	99-40FDZ	2000	40G	512
	Greg Reed	Tungsten C	00UYA7J314KY	0007E012EECD		
	Greg Reed	679411U	23G9862	1600	40G	384
	Greg Reed	2373-7FU	KP-MDGXN	1.6	40G	1500
	Greg Reed	2373-7FU	KP-MDHDC	1.6	40G	1500



Patricia Jones	E3600	0028312235	1600	40G	512
Paul Trent	656364U	78R7995	500	10G	64
Plant1		WTFUTL6722	1700		
Plant2		RNOKE12	350		
R Dulaney		1096465442	547		
Rodney Brown	6563A1U	23CYPBO	733	20G	128
Ronnie Saunders	6830GBU	78Y6827	933	30G	256
S Agner		GUPUTL0125	900		
S Agner		GUPUTL2447	933		
S Agner		GUPUTL9295	2800		
SACDA		GUPUTL3434	550		
Samuel-Carlton	679411U	23G1729	1600	40G	256
Light-Jr.					
Scott Shirley	Tungsten C	00UYA3W32J2M	0007-E026-FC03		
Scott Shirley	6840GAU	23AF295	933	30G	256
Stephanie	E4100	ADMUTB7490			
Heldenbrand					
Stephanie Tuck	6830GBU	23GN883	933	30G	256
Sue Boyer	679222U	KAT234V	1800	40G	256
Suzanne Mullins	E4100	ADMUTB7491			
T Lane		GUPUTL0128	700		
T Wiseman		GUPUTL4618	166		
Teresa Peck	6830GBU	78Y6972	933	30G	256
Teresa Verell	8303-RHU	KLRAV4X	1800	40G	512
Terry Fritz		KP-G0915			
Tom Damron	656364U	78R8065	500	10G	64
Troy Johnson	6831GBU	23AC796	933	30G	256
W Kingery		GUPUTL5532	547		
WaterOps		GUPUTL3667	450		
Wayne Williams	P5-60	ADMUTB7489			
Yvonne Doolittle	6831GBU	23AC806	933	20G	256

Also to transfer are all associated equipment such as power supplies, monitors, printers, network devices used to support these personal computers.

## Exhibit J (cont.)

### Item 2 – Furniture, Equipment and Personnel Property

All structures, furniture, equipment, tools, devices, vehicles, and other personnel property of the City of Roanoke physically located of June 30, 2004 at the properties listed on Exhibit A of the agreement shall transfer and become the personnel property of the Authority.

### Item 3 - Fixed Asset Inventory

All items listed by the City of Roanoke as a fixed asset shall transfer to the Authority. See the attached printout from City of Roanoke's fixed asset inventory dated June 30, 2004.

Note: there may be duplicated or conflicting entries on the fixed asset inventory when compared to the Agreement and its exhibits. Resolution priority shall be the Agreement, Agreement Exhibits in alphabetical order, and finally the fixed asset inventory printout.

# Western Virginia Water Authority - Equipment

6/17/2004

Shop#	Year	Make	Model
U7603	1995	TowMstr	Trailer
U7604	1995	TowMstr	Trailer
U761	1989	Chillco	Trailer
U762	1992	Ford	F800
U763	1996	Sreco	Trailer
U767	1989	Sullivan	Compressor
U771	1990	CASE	Backhoe
U775	1999		Backhoe/Loadr
U779	2000	American	Trailer
U781	1975	Flash	Trailer
U784	1994	CASE	Loader
U785	1995	CASE	Loader
U789	1988	Hudson	Trailer
U790	1993	Kubota	Mower
U792	1993	Thomas	Loader
U798	1987	Hudson	Trailer
U802	1988	Hudson	Trailer
U803	1990	JDeere	Backhoe
U804	1995	Godwin	Pump
U805	1991	Kohler	Generator
U806	1991	Sullivan	Compressor
U807	1963	Kohler	Generator
U808	1988	Onan	Generator
U809	1986	Ran	A/CTrailer
U811	1991	Hudson	Trailer
U812	1992	Hydro	Skid Mower
U813	1985	Miller	Welder
U815	2000	Superior	Trailer
U817	1986	Secca	Rodder
U820	1987	Flatbed	Trailer
U830	1995	CASE	Backhoe
U831	2002	CASE	Backhoe
U843	1989	Ford 6610	Tractor
U881	1996	CASE	Backhoe
U885	1997	Interstate	Trailer
U896	1991	Pump	Trailer

## Criteria:

- 1 - Exceeds designated life cycle in years
- 2 - Exceeds designated mileage/hours
- 3 - Exceeds designated replacement percentage in LTD costs

COUNTY OF ROANOKE, VIRGINIA  
SUMMARY OF UTILITY BILLING FIXED ASSETS

STATUS	DESCRIPTION	IDENTIFICATION	DATE		DEPR LIFE	DEPR METHOD	COST	ACCUM DEPR	DEPR	ACCUM DEPR
			ACQUIRED					06/30/02	06/30/03	06/30/03
Transferred to P&R	IBM WHEELWRITER 6	30838	9/86	5	SL	786.00	786.00	0.00	786.00	
	HOIST, TRI-POD DBUSALSA W3NCI	33416	10/90	5	SL	1,590.00	1,590.00	0.00	1,590.00	
	IKON GAS BLOWER/VENTILATOR	33415	9/90	5	SL	530.00	530.00	0.00	530.00	
	NEOTRONICS GAS EXOTOX	33414	8/90	5	SL	1,840.00	1,840.00	0.00	1,840.00	
	1992 GMC PICKUP TRUCK	FS161	1/92	5	SL	10,321.74	10,321.74	0.00	10,321.74	
	HERMAN MILLER WORKSTATIONS		11/93	5	SL	6,997.00	6,997.00	0.00	6,997.00	
	HP LASERJET 4 PRINTER		5/94	5	SL	1,215.00	1,215.00	0.00	1,215.00	
	94 GMC PICKUP TRUCK		3/94	5	SL	11,416.00	11,416.00	0.00	11,416.00	
	HP LASERJET 4 PRINTER		8/94	5	SL	2,166.00	2,166.00	0.00	2,166.00	
	95 CHEV PICK-UP	FS162	12/94	5	SL	15,071.00	15,071.00	0.00	15,071.00	
	MTS-2000 RADIO - NEWCOMB		9/94	5	SL	1,865.00	1,865.00	0.00	1,865.00	
	MTS-2000 RADIO - HIGGS		9/94	5	SL	1,865.00	1,865.00	0.00	1,865.00	
	MTS-2000 RADIO - CROSSGROVE		9/94	5	SL	1,865.00	1,865.00	0.00	1,865.00	
	MTS-2000 RADIO - OFFICE UNIT		9/94	5	SL	1,865.00	1,865.00	0.00	1,865.00	
	GATEWAY P-150 COMPUTER	34634	6/96	5	SL	2,502.00	2,502.00	0.00	2,502.00	
Destroyed	HP LASERJET 4 PRINTER	34509	12/95	5	SL	1,710.00	1,710.00	0.00	1,710.00	
	Motorola Mobile Radio	34760	12/96	5	SL	2,034.00	2,034.00	0.00	2,034.00	
	Gateway GP6-266	35137	6/98	5	SL	1,643.00	1,476.70	164.30	1,643.00	
	Office Redesign		2/99	6	SL	2,896.74	2,027.72	579.35	2,607.07	
	Itron Handheld Computers	35416	12/98	5	SL	4,605.00	3,223.50	921.00	4,144.50	
	Itron Handheld Computers	34515	12/98	5	SL	4,605.00	3,223.50	921.00	4,144.50	
	Itron Handheld Computers	35414	12/98	5	SL	4,605.00	3,223.50	921.00	4,144.50	
	Itron Handheld Computers	35413	12/98	5	SL	4,605.00	4,605.00	0.00	4,605.00	
	Gateway GP7-450	35421	6/99	5	SL	1,825.00	1,137.50	325.00	1,482.50	
	MVRS Software System		12/98	5	SL	6,940.00	4,866.00	1,396.00	6,282.00	
	Microfiche Reader/Printer	35309	12/98	5	SL	2,796.00	1,957.20	559.20	2,516.40	
	HP Laserjet 8100 Printer	35729	Jun-00	5	SL	5,350.52	2,875.28	1,070.10	3,745.38	
	HP Laserjet 8100 Printer		Jun-00	5	SL	5,350.52	2,875.28	1,070.10	3,745.38	
	Formax Folder Sealer		Jun-00	5	SL	7,666.00	3,849.00	1,539.60	5,388.60	
	Telephone System		Jun-00	5	SL	6,484.60	2,742.30	1,068.92	3,839.22	
Total as of June 30, 2002							123,863.12	103,343.18	10,563.58	113,905.76
FY 2002 Additions:										
2002 GMC K1500 Truck FS-0163							21,166.40	2,116.64	4,233.28	8,349.92
Total Additions							21,166.40	2,116.64	4,233.28	6,349.92
FY 2002 Deletions:										
1992 GMC Pickup Truck FS161							10,321.74	10,321.74	0.00	10,321.74
Itron Handheld Computers 35413							4,605.00	4,605.00	0.00	4,605.00
Totals - As of June 30, 2002							130,122.78	90,533.08	14,796.86	105,329.94
FY 2003 Additions:										
2003 Chev S-10 Pick Up 240692							16,225.00	0.00	1,822.50	1,822.50
Total Additions							16,225.00	0.00	1,822.50	1,822.50
Totals - As of June 30, 2003							146,347.78	90,533.08	16,619.36	106,952.44

UADMDEP  
19-May-04

COUNTY OF ROANOKE, VIRGINIA  
SUMMARY OF UTILITY ADMINISTRATION FIXED ASSETS

STATUS	DESCRIPTION	IDENTIFICATION	DATE ACQUIRED	LIFE	DEPR METHOD	COST	ACCUM DEPR 6/30/02	DEPR. 06/30/03	ACCUM DEPR 06/30/03
	IBM WHEELWRITER 5 TYPEWRI	30092	11/85	5	SL	825.00	825.00	0.00	825.00
	IBM WHEELWRITER 5 TYPEWRI	30076	11/85	5	SL	825.00	825.00	0.00	825.00
	KURTA 36 X 48 TABLET		11/87	5	SL	3,034.90	3,034.90	0.00	3,034.90
	PLOTTER DRAFTMASTER	32423	5/88	5	SL	6,534.00	6,534.00	0.00	6,534.00
	LASER JET II PRINTER	32596	3/89	5	SL	1,449.75	1,449.75	0.00	1,449.75
	SECRETARIAL DESK	33000	7/89	10	SL	767.00	767.00	0.00	767.00
	SECRETARIAL DESK	32999	7/89	10	SL	767.00	767.00	0.00	767.00
	SECRETARIAL DESK	33161	8/89	10	SL	767.00	767.00	0.00	767.00
	SECRETARIAL DESK	33162	8/89	10	SL	767.00	767.00	0.00	767.00
	TANDY 4000 COMPUTER	32937	7/89	5	SL	2,079.20	2,079.20	0.00	2,079.20
	TANDY 4000 COMPUTER	32936	7/89	5	SL	2,079.20	2,079.20	0.00	2,079.20
	TANDY 4000 MICROPROCESSOR	32971	1/90	5	SL	1,949.25	1,949.25	0.00	1,949.25
	TANDY 4000 MICROPROCESSOR	32972	1/90	5	SL	1,949.25	1,949.25	0.00	1,949.25
	LASERJET SERIES II PRINTER	33048	2/90	5	SL	1,288.00	1,288.00	0.00	1,288.00
	MULTISYNC MONITOR	33052	3/90	5	SL	1,105.00	1,105.00	0.00	1,105.00
	MULTISYNC MONITOR	33053	3/90	5	SL	1,105.00	1,105.00	0.00	1,105.00
	ENCODER	00000	11/84	5	SL	1,480.00	1,480.00	0.00	1,480.00
	GATEWAY 486/66 COMPUTER S'	33912	6/93	5	SL	3,404.00	3,404.00	0.00	3,404.00
	GATEWAY 486/66 COMPUTER S'	33910	6/93	5	SL	4,054.00	4,054.00	0.00	4,054.00
	NEC 6 FG MONITOR	34010	10/93	5	SL	2,424.00	2,424.00	0.00	2,424.00
	GATEWAY 486/66 COMPUTER S'	3225075	3/95	5	SL	1,680.00	1,680.00	0.00	1,680.00
	HERMAN MILLER WKSTATION-H.	M-S	10/94	5	SL	3,519.33	3,519.33	0.00	3,519.33
	GATEWAY PENTIUM PROCESSOR	34475	7/95	5	SL	3,557.00	3,557.00	0.00	3,557.00
	Gateway P5-166 Computer	34715	9/96	5	SL	2,426.00	2,426.00	0.00	2,426.00
	HP Designjet Color Plotter	34747	7/96	5	SL	3,425.00	3,425.00	0.00	3,425.00
	Gateway G5-233	34952	9/97	5	SL	2,260.00	2,034.00	226.00	2,260.00
	Gateway G6-400	35230	7/98	5	SL	2,731.00	1,911.70	546.20	2,457.90
	Gateway G6-300	35231	9/98	5	SL	1,645.00	1,151.50	329.00	1,480.50
	Okidata Pacemark Printer	35228	8/98	5	SL	1,231.20	861.84	246.24	1,108.08
	Herman Miller Workstations		Nov-99	10	SL	7,026.45	1,756.62	702.65	2,459.26
Totals June 30, 2003						68,154.53	60,976.54	2,050.09	63,026.62
<u>Utility Admin Bldg &amp; Improvements:</u>									
	PUB SERV CENTER IMPROVEMENTS		6/89	10	SL	190,460.72	190,460.72	0.00	190,460.72
	PUB SERV CENTER IMPROVEMENTS		10/94	10	SL	30,000.00	22,500.00	3,000.00	25,500.00
Totals June 30, 2003						220,460.72	212,960.72	3,000.00	215,960.72

COUNTY OF ROANOKE

Fax: 540-772-2089

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SDEPOEQ  
SEWER FUND  
OFFICE EQUIPMENT

STATUS	DEPART MENT	Description	Tag Number	Date Acquired	Life	Method	Cost	Accum. Depr. 6/30/2002	Depr. Exp. 6/30/2003	Accum. Depr. 6/30/2003
		Balance 7/1/65		Various	10	SL	10,489.56	10,489.56	0.00	10,489.56
49		Additions		1965-66	10	SL	2,585.90	2,585.90	0.00	2,585.90
49		Additions		1966-67	10	SL	1,520.83	1,520.83	0.00	1,520.83
49		Additions		1967-68	10	SL	2,202.49	2,202.49	0.00	2,202.49
49		Additions		1968-69	10	SL	409.55	409.55	0.00	409.55
49		Additions		1969-70	10	SL	70.48	70.48	0.00	70.48
49		Additions		1970-71	10	SL	3,195.62	3,195.62	0.00	3,195.62
49		Additions		1971-72	10	SL	1,665.28	1,665.28	0.00	1,665.28
49		Additions		1972-73	10	SL	2,499.80	2,499.80	0.00	2,499.80
49		Additions		1973-74	10	SL	1,558.81	1,558.81	0.00	1,558.81
49		Additions		1974-75	10	SL	922.47	922.47	0.00	922.47
49		Additions		1975-76	10	SL	1,528.65	1,528.65	0.00	1,528.65
49		Additions		1976-77	10	SL	1,141.10	1,141.10	0.00	1,141.10
49		Additions		1977-78	10	SL	1,883.36	1,883.36	0.00	1,883.36
49		Additions		1978-79	10	SL	4,827.52	4,827.52	0.00	4,827.52
49		Additions		1979-80	10	SL	517.57	517.57	0.00	517.57
49		Carpet		1979-80	5	SL	1,310.36	1,310.36	0.00	1,310.36
49		Shelves		6/83	10	SL	690.00	690.00	0.00	690.00
49		Flat File-Southern Photo		12/82	10	SL	781.91	781.91	0.00	781.91
49		Mayline Drafting Table & Chairs		12/82	10	SL	537.45	537.45	0.00	537.45
49		Sony Transistor Monitor	15212	1/78	5	SL	264.95	264.95	0.00	264.95
49		Sony Adapter	15214	1/78	5	SL	121.12	121.12	0.00	121.12
49		Sony Adapter	15215	1/78	5	SL	121.12	121.12	0.00	121.12
49		Cue's Power Control Unit	13947	7/78	5	SL	861.04	861.04	0.00	861.04
49		Sony Video Recorder	13945	1/78	5	SL	832.70	832.70	0.00	832.70
49		1000' Audio Transmission Cable	11599	-	5	SL	416.35	416.35	0.00	416.35
49		750' Video Cable and Reel	11600	-	5	SL	340.65	340.65	0.00	340.65
		Immaterial Difference					(0.02)	(0.02)	0.00	(0.02)
		Gateway GP6-350 Computer	35119	12/98	5	SL	1,584.00	1,108.80	316.80	1,425.60
		Gateway GP6-350 Computer	35184	1/99	5	SL	1,485.00	1,039.50	297.00	1,336.50
		Gateway Notebook	35208	11/98	5	SL	1,812.00	1,268.40	362.40	1,630.80
Total Fixed Assets as of June 30, 2002							48,177.64	46,713.34	976.20	47,689.54
<u>Additions - 1/2 Year Convention:</u>										
		Workstations		1/03	5	SL	2,821.20	0.00	282.12	282.12
Total FY 2003 Additions							2,821.20	0.00	282.12	282.12
Total Fixed Assets as of June 30, 2003							50,998.84	46,713.34	1,258.32	47,971.66

sdepequ  
SEWER FUND  
EQUIPMENT - OTHER GENERAL

STATUS	Tag Number	Description	Date Acquired	Life	Method	Cost	Accum. Depr. 06/30/02	Depr. Exp. 06/30/03	Accum. Depr. 06/30/03
		Purchases	1966/67/68	10	SL	1,272.56	1,272.56	0.00	1,272.56
		Additions	1968-69	10	SL	2,293.21	2,293.21	0.00	2,293.21
		Additions	1972-73	10	SL	193.80	193.80	0.00	193.80
		Monitor & Charges - Motorola	2-24-83	5	SL	259.00	259.00	0.00	259.00
	30435	Electronic Workbench	2/86	10	SL	294.38	294.38	0.00	294.38
	30434	Industrial Storage Cabinet	2/86	10	SL	183.79	183.79	0.00	183.79
	30453	Ladder Cage	4/88	10	SL	1,200.00	1,200.00	0.00	1,200.00
		Portable Blower	6/87	5	SL	1,829.75	1,829.75	0.00	1,829.75
		Digitable Meter/Con. Transduc.	6/87	5	SL	1,222.45	1,222.45	0.00	1,222.45
		Retrofit Model 250	6/87	5	SL	1,191.42	1,191.42	0.00	1,191.42
		PUMP - MUELLER	6/88	5	SL	1,289.36	1,289.36	0.00	1,289.36
	32439	TRIPOD RESCUE RETRIEVAL SYST	2/88	5	SL	1,306.81	1,306.81	0.00	1,306.81
	32440	TRIPOD RESCUE RETRIEVAL SYST	2/88	5	SL	1,306.81	1,306.81	0.00	1,306.81
	32441	TRIPOD RESCUE RETRIEVAL SYST	2/88	5	SL	1,306.81	1,306.81	0.00	1,306.81
	32442	TRIPOD RESCUE RETRIEVAL SYST	2/88	5	SL	1,306.81	1,306.81	0.00	1,306.81
	32443	TRIPOD RESCUE RETRIEVAL SYST	2/88	5	SL	1,306.81	1,306.81	0.00	1,306.81
		PUMP 208 VOLTS/SINGLE PHASE	12/87	5	SL	671.00	671.00	0.00	671.00
		BERKLEY 50 HP PUMP	4/88	5	SL	3,239.00	3,239.00	0.00	3,239.00
		MOTOR CONTROL CENTER	7/87	5	SL	2,057.00	2,057.00	0.00	2,057.00
	32557	PERSONAL GAS MONITOR W/CHAF	10/87	5	SL	1,498.02	1,498.02	0.00	1,498.02
	32554	PORTABLE BLOWER	7/87	5	SL	875.00	875.00	0.00	875.00
	32555	PORTABLE BLOWER	7/87	5	SL	875.00	875.00	0.00	875.00
	32556	PORTABLE BLOWER	7/87	5	SL	875.00	875.00	0.00	875.00
		RETRO FIT FLOWMETER	6/88	5	SL	1,020.00	1,020.00	0.00	1,020.00
		BACKHOE/LOADER	2/88	5	SL	40,545.00	40,545.00	0.00	40,545.00
Transfer		BACKHOE/LOADER	2/88	5	SL	40,545.00	40,545.00	0.00	40,545.00
	32437	6 H.P. MOTOR FOR BOAT	3/88	5	SL	895.00	895.00	0.00	895.00
	32418	RETROFIT	12/87	5	SL	970.00	970.00	0.00	970.00
	32420	PORTABLE D. O. METER	4/88	5	SL	870.00	870.00	0.00	870.00
	32405	METRO TECH	10/87	5	SL	3,462.80	3,462.80	0.00	3,462.80
		DIGITAL METER CONTROLLER	8/87	5	SL	874.50	874.50	0.00	874.50
		PORTABLE GENERATOR W/BATTEI	4/89	5	SL	1,530.00	1,530.00	0.00	1,530.00
		WASTE WATER SAMPLER	11/88	5	SL	2,803.50	2,803.50	0.00	2,803.50
		WASTE WATER SAMPLER	11/88	5	SL	2,803.50	2,803.50	0.00	2,803.50
		STANDARD TEST BENCH	9/88	5	SL	2,206.20	2,206.20	0.00	2,206.20
		500 GALLON TANK	9/88	5	SL	1,979.78	1,979.78	0.00	1,979.78
		AUTO DIALING REMOTE CONTROL	4/89	5	SL	1,600.00	1,600.00	0.00	1,600.00
		PORTABLE TV INSPECTION SYSTE	5/89	5	SL	45,700.00	45,700.00	0.00	45,700.00
	32953	ROBYNS GENERATOR	12/89	5	SL	1,130.00	1,130.00	0.00	1,130.00
	33105	ROOTS BLOWER PACKAGE	11/89	5	SL	2,385.00	2,385.00	0.00	2,385.00
	33164	OIL FIRED STEAM CLEANER	7/89	5	SL	1,735.00	1,735.00	0.00	1,735.00
	0	LOADER/BACKHOE U803	12/90	5	SL	31,240.00	31,240.00	0.00	31,240.00
	0	BACKHOE BUCKET	02/91	5	SL	1,010.00	1,010.00	0.00	1,010.00
	0	STONE JUMPING JACK TAMPER	6/90	5	SL	1,410.00	1,410.00	0.00	1,410.00
	33450	MAC RECEIVER	7/90	5	SL	1,148.09	1,148.09	0.00	1,148.09
	33488	QUINCY DUPLEX COMPRESSOR	2/91	5	SL	2,171.00	2,171.00	0.00	2,171.00
	33505	HYDRAULIC TILT	4/91	5	SL	6,990.00	6,990.00	0.00	6,990.00
	33523	MIMI CAMERA	6/91	5	SL	6,000.00	6,000.00	0.00	6,000.00
	33627	SHORELIGHT SHIELD BOX	11/91	5	SL	11,692.00	11,692.00	0.00	11,692.00
	33698	CHEM ODOR CONTROL FEED SYST	6/92	5	SL	6,875.70	6,875.70	0.00	6,875.70
	33699	VERBATUM 4 CHANNEL ALARM SY	6/92	5	SL	1,600.00	1,600.00	0.00	1,600.00
	33903	STOW 14" FLOOR SAW CUTTER	6/93	5	SL	1,325.00	1,325.00	0.00	1,325.00
	33827	COLOR TV INSPECTING SYSTEM	11/92	5	SL	12,300.00	12,300.00	0.00	12,300.00
	34181	CAMERA ASSY HI-RES LOW LUX	3/94	5	SL	2,500.00	2,500.00	0.00	2,500.00
	33937	MARSH MCBIRNEY FLOW METER	2/94	5	SL	3,825.77	3,825.77	0.00	3,825.77

sdepequ  
SEWER FUND  
EQUIPMENT - OTHER GENERAL

STATUS	Tag Number	Description	Date Acquired	Life	Method	Cost	Accum. Depr. 06/30/02	Depr. Exp. 06/30/03	Accum. Depr. 06/30/03
	34092	CHELSELL PROG CHART RECORDI IMMATERIAL DIFFERENCE	7/93	5	SL	1,615.00	1,615.00 (0.03)	0.00	1,615.00 (0.03)
		1995 KAMATSU FORKLIFT (3474 ALSO PAID FROM WATER AND PAID OUT OF GENERAL FUND)	1/95	5	SL	3,474.00	3,474.00	0.00	3,474.00
	34422	CASE BACKHOE/LOADER	5/95	5	SL	60,279.00	60,279.00	0.00	60,279.00
		4' X 8' TRENCH SHIELD	9/94	5	SL	4,040.50	4,040.50	0.00	4,040.50
		6' X 8' TRENCH SHIELD STATION (3092.50 PD FROM WATER)	9/94	5	SL	5,103.50	5,103.50	0.00	5,103.50
		SUBMERSIBLE GRINDER PUMP	7/94	5	SL	3,542.00	3,542.00	0.00	3,542.00
	34428	FLO-MATE PORT VELOCITY METER	6/95	5	SL	3,295.00	3,295.00	0.00	3,295.00
	34381	CIRCULAR CHART RECORDER	5/95	5	SL	1,766.64	1,766.64	0.00	1,766.64
		VERBATUM VSS-4C DIALER	1/95	5	SL	2,080.00	2,080.00	0.00	2,080.00
	34588	SEWER FLOW MONITORING SYSTE	3/96	5	SL	3,331.80	3,331.80	0.00	3,331.80
	34589	SEWER FLOW MONITORING SYSTE	3/96	5	SL	3,331.80	3,331.80	0.00	3,331.80
	34590	SEWER FLOW MONITORING SYSTE	3/96	5	SL	3,331.80	3,331.80	0.00	3,331.80
	34586	SEWER FLOW MONITORING SYSTE	3/96	5	SL	3,331.80	3,331.80	0.00	3,331.80
	34587	SEWER FLOW MONITORING SYSTE	3/96	5	SL	3,331.80	3,331.80	0.00	3,331.80
	00000	MCBIRNEY VELOCITY FLOW METE	8/95	5	SL	8,950.00	8,950.00	0.00	8,950.00
	34672	PRODATA DATAVIEW ASSEMBLY	4/96	5	SL	3,060.00	3,060.00	0.00	3,060.00
	34673	PRODATA DATAVIEW W/PRINTER	4/96	5	SL	3,330.00	3,330.00	0.00	3,330.00
	34537	AURORA PUMP 2-HP	3/96	5	SL	1,869.00	1,869.00	0.00	1,869.00
	00000	HERMAN MILLER WORKSTATION	12/95	5	SL	7,387.57	7,387.57	0.00	7,387.57
	34684	DRILLING EQUIPMENT	10/95	5	SL	3,938.00	3,938.00	0.00	3,938.00
		Case Backhoe	8/96	5	SL	55,132.00	55,132.00	0.00	55,132.00
	34746	Circular Chart Recorder	12/96	5	SL	2,126.00	2,126.00	0.00	2,126.00
	34766	Portable Sewer Cable Machine	8/96	5	SL	2,054.00	2,054.00	0.00	2,054.00
	34841	Marsh McBirney Flow Meter	8/96	5	SL	9,650.00	9,650.00	0.00	9,650.00
	34837	Flo-System Flow Meter	3/97	5	SL	6,472.23	6,472.23	0.00	6,472.23
	34887	Quincy Air Compressor	11/97	5	SL	1,176.35	1,058.72	117.63	1,176.35
	35271	Motorola MCS2000 Radio	10/98	5	SL	1,189.75	832.83	237.95	1,070.78
	35254	Pipe Line Locator System	9-98	5	SL	2,350.00	1,645.00	470.00	2,115.00
		Okada Plate Compector	3/99	5	SL	4,138.00	2,896.59	827.50	3,724.19
Totals - June 30, 2001						487,653.17	485,232.18	1,653.18	486,885.36
<u>Additions:</u>									
		Case Backhoe U-931	12/14/2001	10	SL	64,888.00	3,244.40	6,488.80	9,733.20
<u>Deletions:</u>									
		BACKHOE/LOADER	2/88	5	SL	40,545.00	40,545.00	0.00	40,545.00
Totals June 30, 2002						511,996.17	447,931.58	8,141.98	458,073.56
<u>Additions:</u>									
		Sewer Inspection Camera	11/02	5	SL	14,507.00	0.00	1,450.70	1,450.70
Totals June 30, 2003						526,503.17	447,931.58	9,592.68	457,524.26



SDEPTLS  
SEWER FUND  
EQUIPMENT & TOOLS

Department	Description	Tag Number	Date Acquired	Life	Method	Cost	Accum. Depr. 06/30/02	Depr. Exp. 06/30/03	Accum. Depr. 06/30/03
	Purchases		1967-68	10	SL	14,547.93	14,547.93	0.00	14,547.93
	Additions		1968-69	10	SL	1,816.81	1,816.81	0.00	1,816.81
	Additions		1969-70	10	SL	976.74	976.74	0.00	976.74
	Additions		1970-71	10	SL	6,985.78	6,985.78	0.00	6,985.78
	Additions		1971-72	10	SL	1,360.69	1,360.69	0.00	1,360.69
	Additions		1972-73	10	SL	981.30	981.30	0.00	981.30
	Additions		1973-74	10	SL	2,749.27	2,749.27	0.00	2,749.27
	Additions		1974-75	10	SL	3,418.23	3,418.23	0.00	3,418.23
	Additions		1975-76	10	SL	26,429.60	26,429.60	0.00	26,429.60
	Additions		1976-77	10	SL	3,398.85	3,398.85	0.00	3,398.85
	Additions		1977-78	10	SL	25,844.55	25,844.55	0.00	25,844.55
	Additions		1978-79	10	SL	23,286.85	23,286.85	0.00	23,286.85
	Additions		1979-80	10	SL	39,339.72	39,339.72	0.00	39,339.72
	High-Pressure Sewer Cleaner		1980-81	10	SL	18,140.00	18,140.00	0.00	18,140.00
	Jacuzzi Pump		1981-82	5	SL	668.32	668.32	0.00	668.32
	Concrete Mixer		1981-82	5	SL	1,845.00	1,845.00	0.00	1,845.00
	Transistor Case		1981-82	5	SL	529.50	529.50	0.00	529.50
	Chlorinator		1981-82	5	SL	800.00	800.00	0.00	800.00
	Pump Blower		1981-82	5	SL	12,067.00	12,067.00	0.00	12,067.00
	3000-watt Pincore Generator		1981-82	5	SL	666.40	666.40	0.00	666.40
	Portable Radios		1981-82	5	SL	1,433.00	1,433.00	0.00	1,433.00
	Mowing Machine Crowbar		1981-82	5	SL	750.00	750.00	0.00	750.00
	15-HP T/A Pump		7/82	5	SL	735.92	735.92	0.00	735.92
	Cathodic Prot System		8/82	5	SL	3,900.00	3,900.00	0.00	3,900.00
	Power Sprayer		9/82	5	SL	599.00	599.00	0.00	599.00
	Electric Sero-Agonia Reservoir		11/82	5	SL	2,440.31	2,440.31	0.00	2,440.31
	Valve Box		1/83	5	SL	1,359.66	1,359.66	0.00	1,359.66
	Trash Pump		9/82	5	SL	670.00	670.00	0.00	670.00
	2000-Gal Hydro Pneumatic Tank		10/82	5	SL	3,164.00	3,164.00	0.00	3,164.00
	Pavement Breaker		11/82	5	SL	687.20	687.20	0.00	687.20
	Coleman Air Compressors		6/83	5	SL	104.85	104.85	0.00	104.85
	Solution Metering Pump Tank		6/83	5	SL	1,717.60	1,717.60	0.00	1,717.60
	Hammerdrill Kit		6/83	5	SL	143.96	143.96	0.00	143.96
	Speed Sawzall Kit		6/83	5	SL	160.00	160.00	0.00	160.00
	Dayton Bower		6/83	5	SL	133.53	133.53	0.00	133.53
	Weather Enclosures on Backhoes		12/83	5	SL	1,500.00	1,500.00	0.00	1,500.00
	LCD Mini Reader		12/83	5	SL	601.66	601.66	0.00	601.66
	Trench Box		12/83	5	SL	3,245.00	3,245.00	0.00	3,245.00
	Knock-out Punches		1/84	5	SL	453.00	453.00	0.00	453.00
	Metering Pump		2/84	5	SL	870.00	870.00	0.00	870.00
	8-HP Mower		3/84	5	SL	762.10	762.10	0.00	762.10
	Abrasive Saw		4/84	5	SL	475.00	475.00	0.00	475.00
	Pneumatic Water Level Control		4/84	5	SL	1,369.22	1,369.22	0.00	1,369.22
	Tire-Loader Backhoe		6/84	5	SL	53,369.00	53,369.00	0.00	53,369.00

Department	Description	Tag Number	Date Acquired	Life	Method	Cost	Accum. Depr. 06/30/02	Depr. Exp. 06/30/03	Accum. Depr. 06/30/03
	Jacuzzi Motor/Pumps		6/84	5	SL	909.84	909.84	0.00	909.84
	Electric Winch 2/75' Cable		8/83	5	SL	462.22	462.22	0.00	462.22
	Pressure Tank-Western Hills		1/84	5	SL	2,800.00	2,900.00	0.00	2,800.00
	Highway Warning System		6/84	5	SL	3,119.75	3,119.75	0.00	3,119.75
49	Turbidity Meter	15124	10/84	5	SL	1,307.12	1,307.12	0.00	1,307.12
49	Trench Box	15126	12/84	5	SL	3,335.00	3,335.00	0.00	3,335.00
	6' Fiberglass Step Ladder		9/84	5	SL	115.50	115.50	0.00	115.50
	120TP3 Homelight Trash Pump		6/85	5	SL	1,040.12	1,040.12	0.00	1,040.12
	Ice-Free Electrode Unit		4/84	5	SL	611.95	611.95	0.00	611.95
	Fisher M Scope Model 90		10/84	5	SL	351.81	351.81	0.00	351.81
	Fisher M Scope Model 90		10/84	5	SL	351.81	351.81	0.00	351.81
	Pipe Horn Line Locator Model 100		10/84	5	SL	459.00	459.00	0.00	459.00
	Pipe Horn Line Locator Model 100		10/84	5	SL	459.00	459.00	0.00	459.00
	Sewer Jet High Pressure Hose		11/84	5	SL	1,080.00	1,080.00	0.00	1,080.00
	5000-Gallon Water Pressure Tank		4/85	5	SL	6,954.00	6,954.00	0.00	6,954.00
	Jacuzzi Pump		6/85	5	SL	349.23	349.23	0.00	349.23
	Jacuzzi Pump		6/85	5	SL	349.22	349.22	0.00	349.22
49	Level Monitoring System	30450	4/86	5	SL	1,279.54	1,279.54	0.00	1,279.54
49	Level Monitoring System	30451	4/86	5	SL	1,279.54	1,279.54	0.00	1,279.54
49	Level Monitoring System	30452	4/86	5	SL	1,279.54	1,279.54	0.00	1,279.54
49	Numatic Water Level Control	30449	3/86	5	SL	1,080.00	1,080.00	0.00	1,080.00
49	Sewer Rodder Machine	30444	3/86	5	SL	9,985.31	9,985.31	0.00	9,985.31
	2" Electric Wrench	13949	1/78	5	SL	1,991.00	1,991.00	0.00	1,991.00
	8" Sewer Line Grouting Packer	15336	1/78	5	SL	1,667.50	1,667.50	0.00	1,667.50
	10" Sewer Line Grouting Packer	15337	1/78	5	SL	1,667.50	1,667.50	0.00	1,667.50
	12" Sewer Line Grouting Packer	15338	1/78	5	SL	1,667.50	1,667.50	0.00	1,667.50
49	Root Cutting Machine	32050	3/87	5	SL	885.00	885.00	0.00	885.00
49	Trenching Backhoe Bucket	32004	11/88	5	SL	912.00	912.00	0.00	912.00
49	Numatic Water Level Control	32016	1/87	5	SL	1,080.00	1,080.00	0.00	1,080.00
49	Metro Tech Line Tracer	32023	9/86	5	SL	1,575.00	1,575.00	0.00	1,575.00
49	Metro Tech Line Tracer	32024	9/86	5	SL	1,575.00	1,575.00	0.00	1,575.00
49	Personal Gas Monitors w/Charge	32029	9/86	5	SL	1,162.00	1,162.00	0.00	1,162.00
49	Personal Gas Monitors w/Charge	32030	9/86	5	SL	1,162.00	1,162.00	0.00	1,162.00
49	Personal Gas Monitors w/Charge	32031	9/86	5	SL	1,162.00	1,162.00	0.00	1,162.00
49	Motor Control Center	32207	2/87	5	SL	2,057.00	2,057.00	0.00	2,057.00
	Immaterial Difference						(0.02)	0.00	(0.02)
Totals at June 30, 2003						324,119.55	324,119.55	0.00	324,119.55

WDEPEQU

WATERFUND  
EQUIPMENT AND TOOLS

STATUS	Description	Tag Number	Date Acquired	Life	Method	Cost	Accum. Depr. 06/30/02	Depr. Exp. 06/30/03	Accum. Depr. 06/30/03
	MONITOR CABLE		5/89	5	SL	1,864.00	1,864.00	0.00	1,864.00
	MONITOR CABLE		5/89	5	SL	1,864.00	1,864.00	0.00	1,864.00
	1990 CASE LOADER/BACKHOE U771		5/90	5	SL	45,990.00	45,990.00	0.00	45,990.00
	ROBYNS GENERATOR	32953	12/89	5	SL	1,130.00	1,130.00	0.00	1,130.00
	RACO VERBATIM	33098	5/89	5	SL	1,890.00	1,890.00	0.00	1,890.00
	RACO VERBATIM	33099	5/89	5	SL	1,890.00	1,890.00	0.00	1,890.00
	RACO VERBATIM	33236	5/90	5	SL	2,030.00	2,030.00	0.00	2,030.00
	DREL/2000 PORTABLE LABORATORY	33897	3/89	5	SL	2,830.15	2,830.15	0.00	2,830.15
	GREENLEE MECHANICAL BENDER	33095	8/89	5	SL	1,906.00	1,906.00	0.00	1,906.00
	FORD AP MACHINE		12/89	5	SL	1,238.84	1,238.84	0.00	1,238.84
	PENTAX LEVEL WITH TRIPOD	33042	2/90	5	SL	875.00	875.00	0.00	875.00
	VGA COMPUTER SYSTEM	33447	12/90	5	SL	4,240.00	4,240.00	0.00	4,240.00
	PIERCE ARROW PIERCING TOOL	33502	4/91	5	SL	4,600.00	4,600.00	0.00	4,600.00
	MURATA FACSIMILE	33406	3/91	5	SL	2,093.00	2,093.00	0.00	2,093.00
	HACH LOW RANGE TURBIDIMETER	33451	8/90	5	SL	1,390.25	1,390.25	0.00	1,390.25
	BOX TOPPER FOR PICK UP	33504	4/91	5	SL	1,025.00	1,025.00	0.00	1,025.00
	MOWER	33507	5/91	5	SL	2,150.00	2,150.00	0.00	2,150.00
	AUTO - GENERATOR	33522	8/91	5	SL	1,103.25	1,103.25	0.00	1,103.25
	STONE JUMPING JACK TAMPER	33586	9/91	5	SL	1,499.00	1,499.00	0.00	1,499.00
	TOMATIC DIALING SYSTEM I	33612	8/91	5	SL	1,624.14	1,624.14	0.00	1,624.14
	TOMATIC DIALING SYSTEM I	33613	8/91	5	SL	1,624.14	1,624.14	0.00	1,624.14
	TOMATIC DIALING SYSTEM I	33614	8/91	5	SL	1,624.14	1,624.14	0.00	1,624.14
	HYDRO-SEEDER/SKID SPRAYER	U812	2/92	5	SL	6,995.00	6,995.00	0.00	6,995.00
	GATEWAY 486/56 COMPUTER SYSTE	33833	2/93	5	SL	3,850.00	3,850.00	0.00	3,850.00
	GATEWAY 486/56 COMPUTER SYSTE	33832	12/92	5	SL	4,650.00	4,650.00	0.00	4,650.00
	FOOT TAMPER	33904	6/93	5	SL	2,625.00	2,625.00	0.00	2,625.00
	KUBOTA F21 MOWER/TRACTOR	33901	4/93	5	SL	12,975.00	12,975.00	0.00	12,975.00
	PNEUMATIC 2" BORING TOOL	33776	10/92	5	SL	3,000.00	3,000.00	0.00	3,000.00
	DIGITAL METER	33831	1/93	5	SL	1,010.00	1,010.00	0.00	1,010.00
	DIGITAL METER CONTROLLER	33828	11/92	5	SL	1,220.00	1,220.00	0.00	1,220.00
	CENTRIFUGAL PUMP/MOTOR	33830	1/93	5	SL	1,870.00	1,870.00	0.00	1,870.00
	CENTRIFUGAL PUMP/MOTOR	33829	1/93	5	SL	1,870.00	1,870.00	0.00	1,870.00
	SURFACE SCATTER 6 TURBIDIMETE	33744	7/92	5	SL	3,026.00	3,026.00	0.00	3,026.00
	REGAL CHLORINATOR W/LOW CON	33936	8/93	5	SL	1,600.00	1,600.00	0.00	1,600.00
	GAS CHLORINATOR FOREST EDGE	34011	11/93	5	SL	1,814.73	1,814.73	0.00	1,814.73
	SKID LOADER W/TRENCHER	33980	9/93	5	SL	15,630.96	15,630.96	0.00	15,630.96
	EARTH AUGER	34162	5/94	5	SL	6,450.00	6,450.00	0.00	6,450.00
	RACO AUTODIALER	34178	3/94	5	SL	2,210.00	2,210.00	0.00	2,210.00
	MSA ULTRA LITE 2 SCUBA W/CASE	34098	9/94	5	SL	1,500.00	1,500.00	0.00	1,500.00
	1995 KAMATSU FORKLIFT		1/95	5	SL	3,474.00	3,474.00	0.00	3,474.00
	(3,474 PD FROM SEWER & 5,000 PD FROM GENL)								
	AIM LOGIC GAS DETECTOR	34280	9/94	5	SL	1,497.00	1,497.00	0.00	1,497.00
	CENTRIFUGAL PUMP/MOTOR 3 HP		4/95	5	SL	1,186.37	1,186.37	0.00	1,186.37
	CENTRIFUGAL PUMP/MOTOR 3 HP		4/95	5	SL	1,186.37	1,186.37	0.00	1,186.37
	SPECTROPHOTOMETER		4/95	5	SL	4,617.00	4,617.00	0.00	4,617.00
	PIPE HORN		4/95	5	SL	1,077.08	1,077.08	0.00	1,077.08
	GATEWAY P5-66 COMPUTER	34320	2/95	5	SL	8,982.00	8,982.00	0.00	8,982.00
	GATEWAY 486/66 COMPUTER	34319	2/95	5	SL	2,074.00	2,074.00	0.00	2,074.00
	GATEWAY P5-75 COMPUTER	34463	9/95	5	SL	1,833.00	1,833.00	0.00	1,833.00
	YSI 600XL MONITORING SYSTEM	34668	11/95	5	SL	6,895.00	6,895.00	0.00	6,895.00
	MODEL P/2 REV ELEC DRIVE	34569	8/95	5	SL	4,295.47	4,295.47	0.00	4,295.47
	Gateway P5-166 Computer	34691	8/96	5	SL	2,846.00	2,846.00	0.00	2,846.00
	Fix Full Scada R/T Software		5/97	5	SL	1,485.00	1,485.00	0.00	1,485.00
	A3 Drilling Tapping Machine	34678	6/97	5	SL	2,797.81	2,797.81	0.00	2,797.81
	3" Pneumatic Piercing Tool	34763	11/96	5	SL	5,000.00	5,000.00	0.00	5,000.00
	Peristaltic Pump	34771	3/97	5	SL	1,750.00	1,750.00	0.00	1,750.00
	Scada System		6/97	5	SL	108,484.00	108,484.00	0.00	108,484.00
	Centrifugal Pump/Motor	34804	1/97	5	SL	1,192.90	1,192.90	0.00	1,192.90
	Centrifugal Pump/Motor	34803	1/97	5	SL	1,192.90	1,192.90	0.00	1,192.90
	Gateway P55C-166	34851	9/97	5	SL	1,506.00	1,355.40	150.60	1,506.00

COUNTY OF ROANOKE

Fax: 540-772-2089

Jun 17 '04

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P. 09

Sickle Bar Mower		11/97	5	SL	3,200.00	2,880.00	320.00	3,200.00
Motorola MTS2000 Radio	34886	2/98	5	SL	1,634.25	1,470.83	163.42	1,634.25
Gateway GPC-350 Computer	35187	1/99	5	SL	1,600.00	1,126.30	321.80	1,448.10
Metrocam 900 UHFnet Radio	35305	9/98	5	SL	1,343.25	940.28	268.65	1,208.93
High Speed Floor Buffer	35308	10/98	5	SL	1,097.25	786.08	219.46	987.53
Residual Chlorine Analyzer	35407	8/98	5	SL	2,350.00	1,673.00	478.00	2,151.00
Radio Controlled Meter/System		12/98	5	SL	50,308.00	35,215.60	10,061.80	45,277.20
JCB 2114 Backhoe/Loader		12/98	5	SL	49,978.00	24,989.00	9,985.60	34,984.60
Water Hound Dual Radio System	38001	03/2001	5	SL	14,800.00	4,440.00	2,960.00	7,400.00
Phoenix Flowmeters/installed		06/2001	3	SL	25,109.38	12,554.68	6,369.79	20,824.47
Total					471,618.82	406,056.67	33,308.91	439,365.58

Additions: FY 2001-02

Security and CCTV System		4/15/02	10	SL	27,228.26	1,361.41	2,722.83	4,084.24
New Holland MC22 Mower		10/11/01	10	SL	13,568.88	578.34	1,358.69	2,035.03
Pierce Pneumatic Boring Tool		2/22/02	5	SL	5,400.00	540.00	1,080.00	1,620.00
FY 2001-02 Additions					46,197.14	2,579.75	5,159.51	7,739.26

Totals June 30, 2002

517,813.76	406,636.42	38,468.42	447,104.84
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Additions: FY 2002-03: 1/2 Year Convention

Spectra III dome camera		4/3/03	5	SL	9,249.68	0.00	925.00	925.00
FY 2002-03 Additions					9,249.68	0.00	925.00	925.00

Totals June 30, 2003

527,063.74	406,636.42	39,393.42	448,029.84
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WMH  
IN THE COUNCIL OF THE CITY OF ROANOKE, VIRGINIA

AN ORDINANCE authorizing execution of an Operating Agreement, dated July 1, 2004, among the City of Roanoke, the County of Roanoke and Western Virginia Water Authority; authorizing the conveyance of certain parcels of land, both within and without the City, and the transfer of certain vehicles and other equipment, upon certain terms and conditions, as contemplated in the Operating Agreement; authorizing certain other actions; and dispensing with the second reading by title paragraph of this ordinance

WHEREAS, the City and the County have created the Western Virginia Water Authority, and believe the Authority to be the best vehicle for ensuring the citizens of their localities the most reliable means of providing water and wastewater treatment at the lowest cost and best rate for customers as well as providing the best service;

THEREFORE, BE IT ORDAINED by the Council of the City of Roanoke as follows:

1. The City Manager, the Mayor, and the City Clerk are hereby authorized to execute, and to seal and attest, respectively, an Operating Agreement, dated July 1, 2004, among the City of Roanoke, the County of Roanoke, and the Western Virginia Water Authority, which agreement, among other things, provides for the conveyance of certain parcels of land, within and without the City, and the transfer of certain vehicles and other equipment, as contemplated in the Operating Agreement, upon certain terms and conditions, all of which are more particularly described in the City Manager's letter to Council dated June 21, 2004.

2. The Operating Agreement among the City of Roanoke, the County of Roanoke, and the Western Virginia Water Authority shall be in substantially the same form as that which is attached to the above referenced City Manager's letter to Council, and shall be approved as to form by the City Attorney.

3. The City Manager is authorized to take appropriate measures to implement the terms and conditions of the Operating Agreement, including execution of an agreement with the Western Virginia Water Authority assigning various contracts of the City, as provided in the Operating Agreement.

4. Pursuant to §12 of the Roanoke City Charter, the second reading by title paragraph of this ordinance is hereby dispensed with.

ATTEST:

City Clerk.